


**7 Orchard Close, Morton, Bourne, Lincolnshire PE10 0NZ**
**£300,000**


\*\*\*DETACHED CHALET BUNGALOW\*\*\* Rosedale are pleased to offer to the market this lovely well presented property located in a sought after cul-de-sac in the village of Morton. The property has a very spacious feel about it and has two double bedrooms upstairs and a shower room, with another bedroom/office downstairs. There is also a conservatory off the lounge, separate cloakroom and a kitchen/diner to the front of the property. Outside there is plenty of driveway parking leading to a garage with light and power. There is additional space for a campervan/caravan. The rear garden is mainly laid to lawn with patio, mature shrubs and is fully enclosed. To fully appreciate this property viewings are highly recommended. EPC energy rating D/Council Tax Band C.

## ENTRANCE

Half glazed door to side, UPVC window to side, radiator, stairs to first floor, laminate flooring and cupboard.

## KITCHEN/DINER

25' 2" x 12' 0" (7.67m x 3.66m) (approx.) Fitted with a range of base and eye level units, stainless steel sink unit with mixer tap, part tiled walls, integrated oven, hob, extractor fan, integrated fridge freezer, tiled flooring, radiator and UPVC bay window to front.

## LOUNGE

19' 0" x 14' 1" (5.79m x 4.29m) (approx.) Radiator, wood burner and sliding doors to conservatory.

## CONSERVATORY

15' 5" x 13' 1" (4.70m x 3.99m) (approx.) Glass roof, tiled flooring, UPVC Construction, French doors to garden and ceiling fan.

## BEDROOM THREE

11' 9" x 10' 7" (3.58m x 3.23m) (approx.) UPVC window to rear and radiator.

## CLOAKROOM

Fitted with a two piece suite comprising WC and wash hand basin, tiled flooring, radiator, part tiled walls and UPVC window to side.

## UTILITY

11' 2" x 6' 7" (3.40m x 2.01m) (approx.) Half glazed door to side, UPVC window to side, tiled flooring, stainless steel sink unit, part tiled walls and plumbing and space for an automatic washing machine and dishwasher.

## LANDING

Velux style window to side and airing cupboard.

## BEDROOM ONE

14' 9" x 13' 7" (4.50m x 4.14m) (approx.) UPVC window to front, fitted wardrobes and radiator.

## BEDROOM TWO

14' 9" x 12' 2" (4.50m x 3.71m) (approx.) UPVC window to rear, radiator and fitted wardrobe.

## SHOWER ROOM

Fitted with a three piece suite comprising WC, wash hand basin and shower cubicle, Velux style window to side, part tiled walls and radiator.

## OUTSIDE

Gravel driveway to the front providing off road parking and additional space for a campervan/caravan. Laid to lawn with mature shrubs.

The rear garden is enclosed by fencing, laid to lawn with mature shrubs, gated side access and shed.

## AGENTS NOTE

The floorplan is for illustrative purposes only. Fixtures and fittings may not represent the current state of the property. Not to scale and is meant as a guide only.

