



Alexander Jacob  
estate agents & company



**Stretton Close**  
Sturton by Stow, Lincoln

**Offers Over £210,000**

Property & Estates Consulting  
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# Stretton Close

## Sturton by Stow, Lincoln

Contemporary THREE BEDROOM Detached Family Home

### Property Overview

- Showcasing Recently Installed Windows Throughout
- THREE RECEPTION ROOMS
- Ample Driveway Accommodating Several Vehicles & Detached Single Garage Equipped with Power & Lighting
- Enjoying a Quiet Cul De Sac Location in the Picturesque Village of Sturton by Stow
- Close Proximity to a Village Co-op, Tillbridge Tastery, Village Hall, Playpark & Primary School
- Council Tax Band: C EPC Rating: D

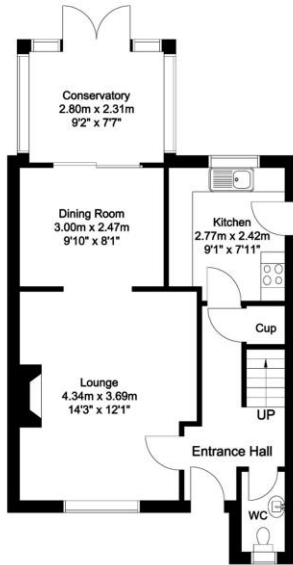


We are thrilled to welcome this contemporary THREE BEDROOM detached family home to the market, showcasing recently installed windows throughout. Set over two floors and measuring in excess of 904 sq ft., the beautifully presented living accommodation briefly comprises of entrance hall, kitchen, lounge, dining room, conservatory, ground floor WC, master bedroom, two further bedrooms and a family bathroom. The frontage sees an ample driveway accommodating several vehicles leading to a detached single garage, whilst an enclosed laid to lawn garden resides to the rear. Enjoying a quiet cul de sac location in the picturesque village of Sturton by Stow, the well placed plot boasts close proximity to a wealth of amenities to include a Co-op, village hall, playpark and the ever popular Tillbridge Tastery. Sturton by Stow Primary School, having most recently achieved a good Ofsted rating, is just a brief walk away. Viewings are highly recommended to fully appreciate the modern accommodation and idyllic village setting being offered for sale.

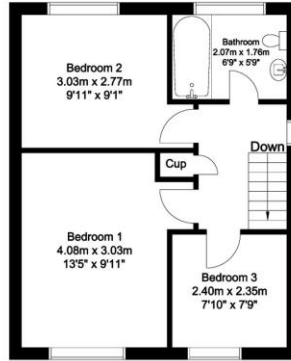
*Road links are served by the A15 & A57 which offer greater transport links throughout the UK. Nearby train stations are located in Saxilby & Lincoln, providing easy access to King's Cross, & Edinburgh.*



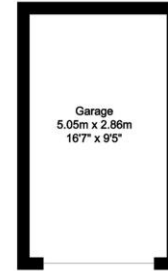
**Ground Floor**  
46 sq m/495.13 sq ft  
Approx.



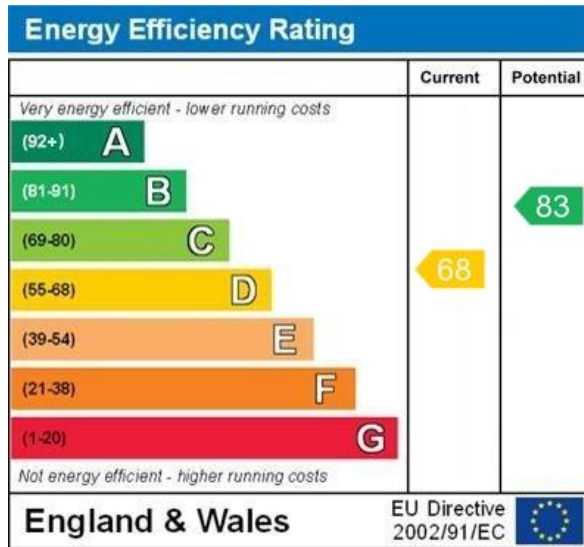
**First Floor**  
38 sq m/409.02 sq ft  
Approx.



**Outbuilding**  
14 sq m/150.69 sq ft  
Approx.



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, no responsibility is taken for incorrect measurements of doors, windows, appliances and rooms or any error, omission or misstatement. Exterior and interior walls are drawn to scale based on interior measurements. Any figure given is for initial guidance only and should not be relied on as a basis of valuation. The plans are for marketing purposes only and should only be used as such. No guarantee is given on the accuracy of the total square footage/ meterage if quoted on this plan. CP Property Services @2023



**Tenure & Charges:** Freehold- Vacant possession will be given upon completion

## Selling your home?

If you are considering selling your home please contact us today for your no obligation free market appraisal.

Our dedicated and friendly team will assist you 6 days a week. Get in touch today!

Tel: 01777 566400



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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.