



12 DUKE MEADOWS, MARKET DEEPING  
PE6 8FP

£365,000

FREEHOLD



Briggs Residential  
17 Market Place  
Market Deeping  
PE6 8EA

01778  
349300

**P**resented for sale in immaculate decorative order and situated on the edge of this development, this impressive four bedroom detached family home has a large enclosed south westerly facing rear garden and a quality detached home office within the gardens, which is available by separate negotiation. Featuring a 20' lounge and kitchen dining room, this superb home has a 15' master bedroom with en suite, landscaped gardens and garage to the side with additional parking. Book your viewing today!

Front entrance door opening to

#### HALLWAY

A spacious hall with radiator and stairs to first floor with built in cupboard beneath.

#### CLOAKROOM

Comprising low flush WC, wash hand basin, wall tiling and radiator.

#### LOUNGE 20'4 x 11'1 (6.20m x 3.37m)

A good size light and airy room with radiators, TV point, window to front aspect and French doors opening onto the rear garden.

#### KITCHEN DINING ROOM 20'4 x 11'4 (6.20m x 3.45m)

This modern contemporary kitchen comprises ample wall and base units, built in oven with gas hob and extractor above, integrated dishwasher, space for tall fridge freezer, work surface, splashback, sink unit, concealed lighting beneath wall units, ceramic tiled floor, dining area, spotlighting, radiator, windows to front and rear aspects and door to

#### UTILITY ROOM 6'5 x 6'5 (1.96m x 1.96m)

Comprising wall and base units, sink unit, plumbing for washing machine, central heating boiler, ceramic tiled floor and door to rear garden.

#### LANDING

With built in airing cupboard, access to part boarded loft and window to front aspect overlooking fields.

#### MASTER BEDROOM 15'5 x 11'2 (4.70m x 3.40m)

With fitted wardrobe, radiator, window to rear aspect and door to

#### EN SUITE

Comprising shower cubicle, low flush WC, pedestal wash hand basin, wall tiling, heated towel rail and window to rear aspect.

#### BEDROOM TWO 11'3 x 8'7 (3.43m x 2.62m)

With fitted wardrobe, radiator and window to front aspect overlooking fields.

#### BEDROOM THREE 9' x 8'7 (2.74m x 2.62m)

With radiator and window to rear aspect.

#### BEDROOM FOUR 8'2 x 7'6 (2.49m x 2.29m)

With radiator and window to front aspect overlooking fields.

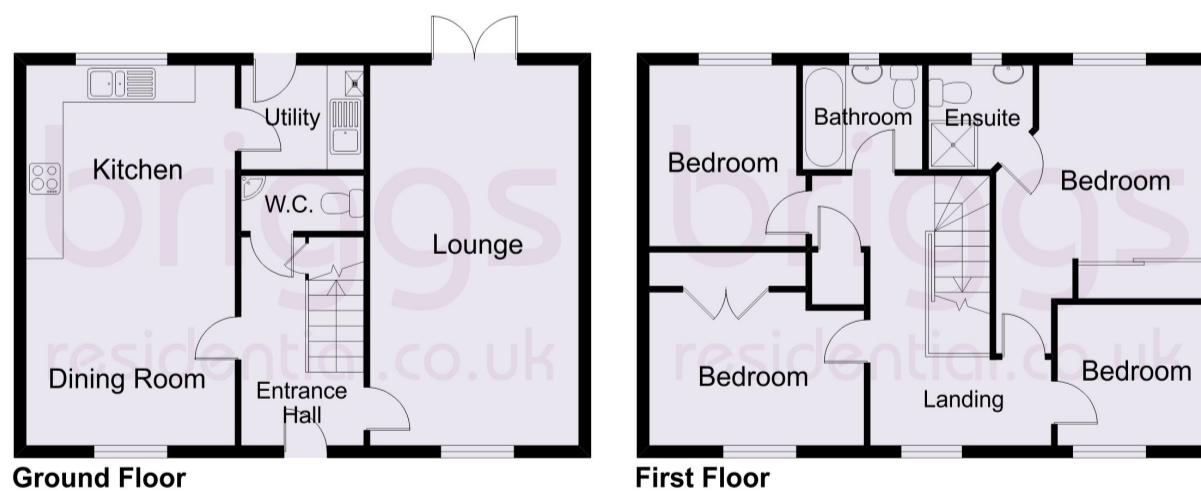
#### BATHROOM

Comprising panelled bath with shower above, low flush WC, wash hand basin, heated towel rail, wall tiling and window to rear aspect.

#### OUTSIDE

The driveway to the side leads to a single garage and additional parking. The south westerly facing rear garden is enclosed by fencing and a brick wall and are laid to lawn with borders, decked patio area and paved patio area with complementing path leading to quality home office which is available by separate negotiation.

EPC RATING: C



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