



briggs
residential

E. sales@briggsresidential.co.uk
T. 01778 349300

17 Market Place · Market Deeping · PE6 8EA

**26 CROWSON CRESCENT
NORTHBOROUGH PE6 9DR
£225,000**

FREEHOLD



Situated within this sought-after village with local amenities and bus route, this two bedroom semi-detached bungalow has open-plan living accommodation, a long driveway which provides parking for several vehicles and leads to an oversized 22' garage and a further 10' sound-proofed hobbies room beyond. Viewing is highly advised.

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OPENING HOURS

Mon to Fri. 9.00am until 6.00pm Sat. 9.00am until 4.00pm Sun. Closed

Entrance door opening to

HALLWAY

KITCHEN/LIVING ROOM 17'10 x 14'8 (5.44m x 4.47m)

A spacious open plan room comprising lounge area which gives access to the Garden Room as well as kitchen area which has wall and base units, cooker point, plumbing for washing machine, fridge space, work surface, wall tiling, sink unit and window to rear elevation.

GARDEN ROOM 11'5 x 8'9 (3.48m x 2.67m)

Of brick and UPVC construction with radiator and French doors opening onto the rear patio.

BEDROOM ONE 11'9 x 10'8 (3.58m x 3.25m)

With fitted wardrobes, radiator and window to front elevation.

BEDROOM TWO 9'10 x 7' (3.00m x 2.13m)

With radiator and window to front elevation.

BATHROOM

Comprising shower cubicle, low flush WC, wash-hand basin, wall tiling, radiator and window to side elevation.

OUTSIDE

The long driveway leads to an oversized garage of 22'10 x 11'11 with power, lighting, side access to the garden and door to

SOUND PROOFED HOBBIES ROOM 10'10 x 8'10 (3.30m x 2.70m)

This versatile room could easily be converted into part of the garage to make it tandem length.

The enclosed rear garden is mainly laid to lawn with decked area.

EPC RATING: C

COUNCIL TAX BAND: A (PCC)



These particulars do not constitute part or all of an offer or contract. The measurements are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck the measurements before committing to any expense. Briggs Residential have not tested any Apparatus, equipment, services, fixtures or fittings and it is in the buyers interest to check the working condition of appliances. Briggs Residential have not sought to verify the legal title of the property and suggest buyers obtain such verification from their solicitors.