



**74 MEADWAY, MARKET DEEPING  
PE6 8BE**

**OFFERS OVER £400,000**

**FREEHOLD**



Briggs Residential  
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Market Deeping  
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**E**xtended to the rear and featuring an amazing 26’ kitchen/dining/family room with vaulted ceiling, this impressive home, which is perfect for entertaining, has a private garden backing onto a large green, two further reception rooms and master bedroom with dressing room. Offered for sale in excellent decorative order throughout, with gas fired central heating and electric underfloor heating to the ground floor, this home has three double bedrooms and is situated in a sought after location with viewing highly advised to appreciate this superb family home.

Entrance door opening to

**HALLWAY**

With ceramic tiled flooring, underfloor heating and stairs leading to first floor.

**CLOAKROOM**

Comprising low flush WC, wash-hand basin, ceramic tiled flooring and window to side elevation.

**LOUNGE** 21’ x 11’10 (6.40m x 3.61m)

With a walk-in bay window to front elevation, ceramic tiled flooring, underfloor heating, two radiators and double opening glazed doors leading through to the Kitchen/Dining/Family Room.

**SITTING ROOM/STUDY** 13’1 x 10’10 (3.99m x 3.30m)

With ceramic tiled flooring, underfloor heating, radiator and window to side elevation.

**KITCHEN/DINING/FAMILY ROOM** 26’ x 12’8 (7.92m x 3.86m)

A most impressive room with vaulted ceiling, this light and airy room is ideal for entertaining and has a modern kitchen with a range of ample base units, central island unit with breakfast bar housing an induction hob with built-in extractor fan, built-in fridge and freezer, built-in dishwasher, double oven, sink unit, wine cooler, family area, dining area, skylight windows, ceramic tiled flooring, underfloor heating, contemporary radiators, French doors leading onto the rear patio and door leading to

**LANDING**

With access to loft with built-in ladder and window to front elevation.

**BEDROOM ONE** 11’ x 10’5 (3.35m x 3.18m)

With radiator, window to rear elevation overlooking the rear garden and green beyond and doorway to

**DRESSING ROOM** 8’ x 6’2 (2.44m x 1.88m)

With radiator and window to rear elevation.

**BEDROOM TWO** 11’4 x 10’4 (3.45m x 3.15m)

With radiator and window to rear elevation overlooking the rear garden and green beyond.

**BEDROOM THREE** 10’1 x 6’4 (3.07m x 1.93m)

With radiator and window to front elevation.

**BATHROOM**

Comprising panelled jacuzzi bath with shower above, wash-hand basin, low flush WC, built-in airing cupboard, wall tiling and window to front elevation.

**UTILITY ROOM**

With a range of base units, sink unit, plumbing for washing machine, internal door to garage, window to rear elevation and external door.

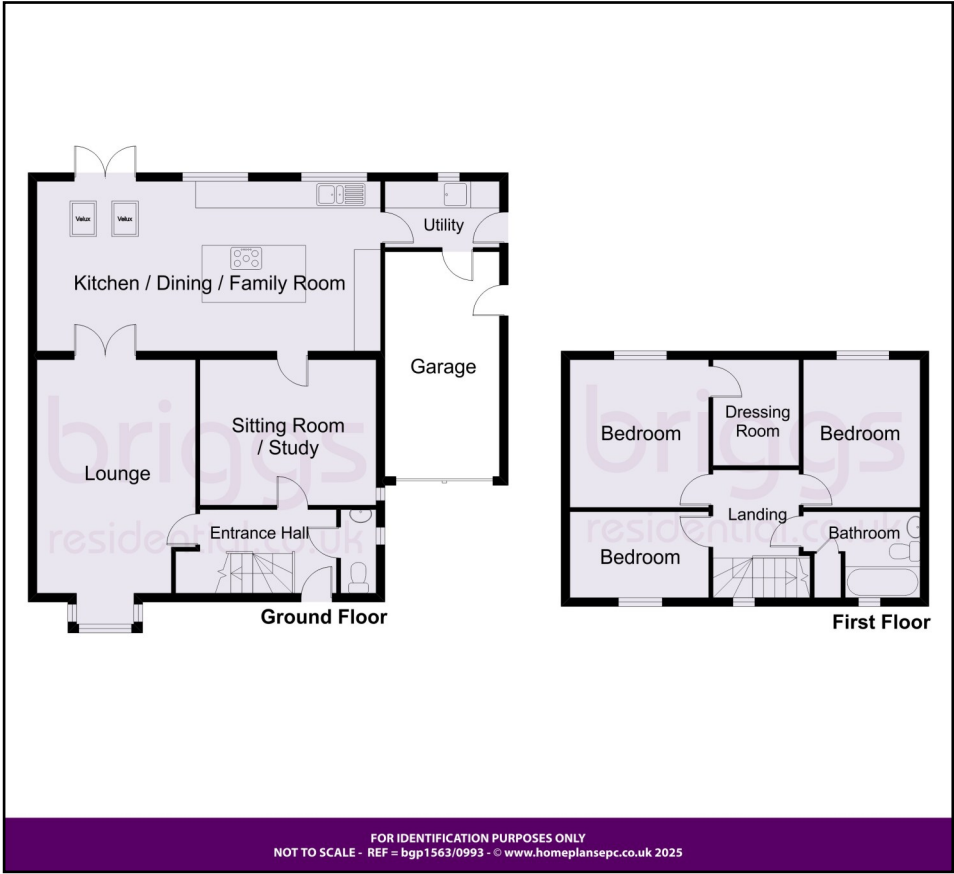
**OUTSIDE**

The property has a single garage with electric roller door, power, lighting and side personal door.

The rear garden, which provides a high degree of privacy, has a large porcelain tiled patio area, attractive lawned gardens with easy to maintain borders, timber summerhouse, recently erected fencing and gate opening onto the large green.

EPC RATING: C

COUNCIL TAX BAND: C (SKDC)



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