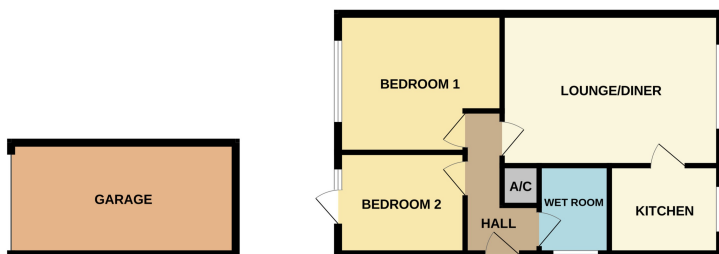




**28 Fitzwilliam Road, Stamford, Lincolnshire PE9 1DF**

**£230,000**



\*\*\* BUNGALOW \*\*\* Offers in excess of £230,000 are invited for this two bedroom semi-detached bungalow which is situated close to local amenities and bus routes. Briefly comprising entrance hall, spacious lounge/diner, kitchen, two bedrooms and a wet room. Externally, there are good sized front and rear gardens, a single garage and off road parking. EPC Energy Rating C / Council Tax Band B.



## UPVC DOOR INTO

## ENTRANCE HALL

Radiator, airing cupboard and loft access.

## LOUNGE / DINER

16' 2" x 11' 2" (4.93m x 3.40m) (Approx) UPVC window to the front and radiator.

## KITCHEN

8' 2" x 6' 6" (2.49m x 1.98m) (Approx) Fitted with a range of base and eye level units with worktops over, stainless steel sink with drainer, oven, hob and extractor over, partly tiled, space for fridge/freezer, UPVC window to the front and space and plumbing for washing machine.

## BEDROOM ONE

12' 7" max x 10' 3" max (3.84m x 3.12m) (Approx) UPVC window to the rear and radiator.

## BEDROOM TWO

9' 4" x 7' 6" (2.84m x 2.29m) (Approx) UPVC window and door to the rear, radiator and coving to ceiling.

## WET ROOM

Comprising wash hand basin, low level WC, electric shower with curtain rail, fully tiled, UPVC window to the side and chrome heated towel rail.

## OUTSIDE

To the front, the property is mainly laid to lawn with path and gate leading to entrance.

To the rear, the garden is mainly laid to lawn, with path and patio and is enclosed by timber fencing.

There are solar panels which are owned by the vendor and will form part of the sale.

## GARAGE

Single garage with up and over door, with tandem parking in front.

## AGENT NOTE

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

