



6 RIPPONS DROVE, NORTHBOROUGH
PE6 9AG £333,000

FREEHOLD



Briggs Residential
17 Market Place
Market Deeping
PE6 8EA

01778
349300

Situated between Northborough and Deeping Gate and enjoying views over paddocks to the rear and open fields to the front towards Deeping St James, this three bedroom detached bungalow is in a superb location with lovely private southerly facing gardens. Economical to run, with solar panels on the roof, this home has an 18' kitchen/breakfast room, lounge leading through to the conservatory and a master bedroom with ensuite. Within an excellent school catchment area, viewing of this home is highly advised.

Front entrance door opening to

KITCHEN/BREAKFAST ROOM 18'5 x 10' (5.61m x 3.04m)

A recently installed kitchen with a range of ample wall and base units with space for fridge/freezer, plumbing for washing machine, work surface, wall tiling, sink unit, breakfast area, window to front elevation and electric radiator.

LOUNGE 13'5 x 13'1 (4.09m x 3.99m)

With a contemporary fireplace, electric radiator, TV point and French doors opening to

CONSERVATORY 13'9 x 8'3 (4.19m x 2.51m)

Enjoying views over the southerly facing garden with French doors opening onto the garden.

BEDROOM ONE 14'1 x 12'7 (4.29m x 3.84m)

A good size master bedroom with fitted wardrobes, radiator, window to rear elevation and door to

EN-SUITE

Comprising shower cubicle, wash hand basin, low flush WC and window to rear elevation.

BEDROOM TWO 14' x 7'5 (4.27m x 2.26m)

With radiator and window to front elevation.

BEDROOM THREE 9'11 x 9'5 (3.02m x 2.87m)

With built-in cupboard, radiator and window to front elevation.

BATHROOM

Comprising panelled bath, shower cubicle, wash-hand basin, low flush WC, electric radiator and window to side elevation.

OUTSIDE

The property is approached via a long driveway which provides parking for several vehicles and leads to an oversized garage of 18'10 x 9'1 (5.74m x 2.77m) with electric door, power, lighting and side personal door.

The front garden is mainly laid to lawn with mature shrubs, whilst the fully enclosed private rear garden is again mainly laid to lawn with patio area, paving, mature shrubs and summer house.

EPC RATING: D

COUNCIL TAX BAND: C (PCC)



ANTI-MONEY LAUNDERING REGULATIONS

Intending Purchasers will be required to provide identification documentation via our compliance provider Coadjute, at a cost of £48 (incl. VAT) per person. This will need to be actioned at the offer stage and we would ask for your cooperation in order that there are no delays in sending out our sales confirmation letters.

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