



briggs residential

**1 GODSEY LANE
MARKET DEEPING PE6 8HT
OFFERS OVER £335,000**

FREEHOLD



LOCATION, LOCATION, LOCATION! Tucked away down a small private driveway close to the town centre, this three bedroom detached bungalow has a 25' lounge dining room and features a large south facing private rear garden. Offered for sale with no chain, viewing is highly advised.

Visit our website: www.briggsresidential.co.uk

17 Market Place Market Deeping PE6 8EA Tel: 01778 349300

**Opening Hours: Monday to Friday - 9.00am until 6.00pm
Saturday - 9.00am until 4.00pm: Sunday—Closed**

Front entrance door opening to

PORCH

With door to

HALLWAY

An L shaped hall with radiator and airing cupboard.

LOUNGE DINING ROOM

25'5 x 16' max (7.75m x 4.88m)

A spacious room with fireplace, radiators and dual aspect windows to front and rear elevations.

KITCHEN BREAKFAST ROOM

12'6 x 10'6 (3.81m x 3.20m)

Comprising wall and base units, breakfast area, built in oven with hob, free standing appliances (available by negotiation), window to rear aspect, door to rear garden and door to

CLOAKROOM

Comprising low flush WC, wash hand basin and window to side aspect.

BEDROOM ONE

13'7 x 11' (4.14m x 3.35m)

With radiator and window to front aspect.

BEDROOM TWO

11'1 x 7'9 (3.37m x 2.36m)

With radiator and window to front aspect.

BEDROOM THREE

9'6 x 8' (2.90m x 2.44m)

With radiator and window to side aspect.

BATHROOM

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

OUTSIDE

The driveway provides parking for several vehicles and this leads to a detached brick built single garage. The south facing rear garden provides a high degree of privacy and is mainly laid to lawn with well stocked flower beds and enclosed by mature conifers and shrubs.

EPC RATING: D

SKDC COUNCIL TAX: D



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