



**32 WADE PARK AVENUE, MARKET DEEPING
 PE6 8JL**

£350,000

FREEHOLD



**briggs
 residential**

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 Market Deeping
 PE6 8EA

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Situated on an exceptionally large, private, southerly-facing plot, this four bedroom detached family home is offered for sale in this highly regarded location and is being marketed with no chain. With three reception rooms, this four bedroom home, which benefits from having a double garage, offers superb potential and has plenty of space to extend if required. This property is also within easy access of local primary schools. Book your viewing today of this superb detached family home.

Front entrance door opening to

HALLWAY
With radiator and stairs leading to first floor.

CLOAKROOM
Comprising low flush WC, wash-hand basin, radiator and window to side elevation.

LOUNGE 22’ x 10’10 (6.71m x 3.30m)
A good size lounge with fireplace, radiator, window to front elevation and sliding doors leading to

CONSERVATORY 12’ x 11’3 (3.66m x 3.43m)
A good size conservatory with French doors opening onto the rear garden.

DINING ROOM 11’2 x 10’ (3.40m x 3.05m)
Approached via the Hallway and Lounge, with radiator and window overlooking the rear garden.

KITCHEN 11’7 x 10’ (3.53m x 3.05m)
With a range of wall and base units, built-in appliances, breakfast bar, work surface, wall tiling, window to rear elevation, internal door to garage and door to side.

LANDING
With two windows to front elevation and built-in airing cupboard.

BEDROOM ONE 14’7 x 8’10 (4.45m x 2.69m)
With a range of built-in wall-length wardrobes, radiator and window overlooking the rear garden.

BEDROOM TWO 11’10 x 9’1 (3.61m x 2.77m)
With a range of built-in wall-length wardrobes, radiator and window overlooking the rear garden.

BEDROOM THREE 11’3 x 7’2 (3.43m x 2.18m)
With a range of built-in wall-length wardrobes, radiator and window overlooking the rear garden.

BEDROOM FOUR 11’ x 7’ (3.35m x 2.13m)
With radiator and window to front elevation.

BATHROOM
A recently installed suite comprising L-shaped panelled bath with shower screen and shower above, wash-hand basin with cupboard below, low flush WC, heated towel rail, fully tiled walls and window to front elevation.

OUTSIDE
The property has a double-width driveway which leads to a double garage with two up-and-over doors, power and lighting.

The rear garden, which is a superb feature of this home, is mainly laid to shaped lawn with well stocked borders, mature trees, shrubs and a large patio area, whilst to the side there is a further large lawned garden with timber shed and greenhouse.

EPC RATING: TBC COUNCIL TAX BAND: D (SKDC)

Awaiting Floorplan

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