

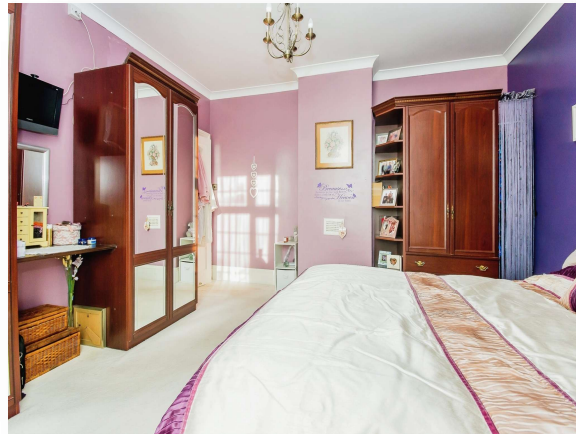


Rectory Road, Ruskington Sleaford NG34 9AA

welcome to

Rectory Road, Ruskington Sleaford

A beautiful bungalow on a corner plot in a popular village, which is within walking distance to amenities. The property has two double bedrooms and a double garage to the rear and viewing is highly recommended.



Entrance Hall

Having wood flooring, radiator and loft access.

Lounge

14' 10" max x 13' 10" max (4.52m max x 4.22m max)

Featuring a fireplace with gas fire and surround with back boiler, TV point, radiator, double glazed window to the side and double glazed bay window to the front.

Dining Room

10' 10" x 10' 9" (3.30m x 3.28m)

There is a fitted cupboard housing the boiler and arch leading to the:

Kitchen

13' 5" x 12' 3" (4.09m x 3.73m)

Fitted with a range of wall and base units with work surfacing over, tiled splashbacks, one and a half bowl sink with mixer tap, built-in oven, gas hob, extractor, built-in microwave, integrated dishwasher, integrated fridge freezer, central island, radiator, two double glazed windows and opening to a utility area with wall units and door back to the hall.

Conservatory

12' x 11' 2" (3.66m x 3.40m)

Having double glazed windows, tiled flooring, space for washing machine and double glazed double doors to the rear.

Bedroom One

13' 10" x 12' 6" max (4.22m x 3.81m max)

There is a radiator and double glazed bay window to the front.

Bedroom Two

11' 2" x 11' 1" (3.40m x 3.38m)

Having a radiator and double glazed window to the rear.

Shower Room

Fitted with a corner shower cubicle, wash hand basin, WC, heated towel rail, fully tiled walls and double glazed window.

Outside Front

To the front of the property there is a large lawned area, mature shrubs & plants, further area to one side which has a pond and gravelled area. There is a driveway leading to the double garage.

Garage

24' 6" x 12' 1" (7.47m x 3.68m)

Having up and over door.

Rear Garden

The enclosed rear garden is mainly laid to lawn with patio area, shed, greenhouse, outside tap and outside power.



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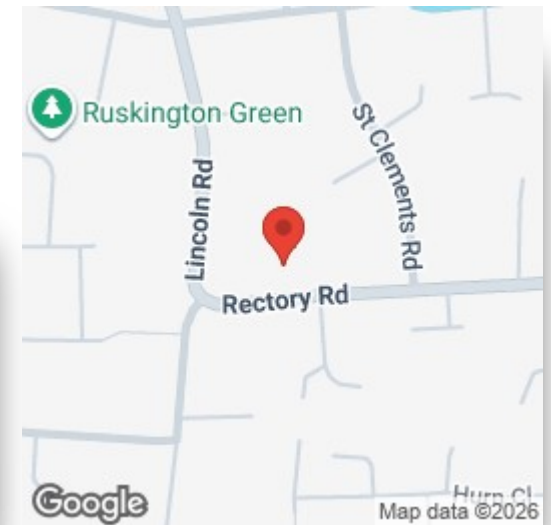
- Corner plot with gardens to front and rear
- Large driveway and double garage
- Over 1000sqft of accommodation
- Walking distance to village centre and amenities
- Two double bedrooms

Tenure: Freehold EPC Rating: E

Council Tax Band: C

offers over

£270,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
SNH112225 - 0014

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