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15 Saffron Walk, Bourne, Lincolnshire PE10 9NR

£295,000 - Freehold

Property Summary

This particular property is ideally situated close to Bourne town centre and all the amenities including excellent primary and senior schools including Bourne Grammar school. There are regular bus links to both Peterborough and Stamford. Viewing is highly recommended at the earliest opportunity to appreciate how very well presented this property is and the quality of the fixtures and fittings including a full security system.

Features

- End Terrace Town House
- Entrance Hall Way
- Fourth Double Bedroom on Ground Floor
- Jack & Jill Bathroom
- Family Room
- Wow Factor Kitchen/Diner
- Lounge/Diner
- Three Further Bedrooms
- Single Garage

Room Descriptions

Ground Floor

Accommodation

Part glazed front door to Entrance Hallway: Radiator, laminate flooring, large built in storage cupboard, stairs to first floor landing, under stairs storage cupboard, wall mounted thermostatic heating control.

Bedroom 4

11' 11" x 9' 4" (3.63m x 2.84m) Built in double wardrobe, radiator, window to front, door opening to Jack and Jill shower room.

Jack and Jill Shower Room

6' 1" x 4' 9" (1.85m x 1.45m) Double width shower cubicle to one wall with glass sliding doors, pedestal wash hand basin, low level WC with concealed flush, complimentary splash back tiling, electric shaver point, extractor fan, dual fuel heated ladder towel rail, second door leading back into Entrance Hallway.

Family Room

9' 2" x 11' 2" (2.79m x 3.40m) TV point, telephone point, radiator, French doors opening to rear garden.

Utility Room

6' 6" x 7' 9" (1.98m x 2.36m) Wall mounted and floor standing fitted cupboards, complimentary worktop inset stainless steel sink and drainer with mixer taps, wall mounted gas central heating boiler, wall mounted digital heating control, space and plumbing under worktop for automatic washing machine, further space for either tumble dryer or fridge, splash back tiling, tiled flooring, radiator, part glazed door to outside.

First Floor

Landing

Radiator, stairs to second floor.

Lounge/Diner

16' 2" max x 17' 2" max (4.93m x 5.23m) In L-Shape.

Two radiators, gas fire with timber surround, polished stone back plate and hearth, TV point, telephone point, French doors opening to balcony overlooking green area.

Kitchen/Diner

11' 2" max x 16' 2" max (3.40m x 4.93m) In L-Shape, Refitted Wren Kitchen.

Wall mounted and floor standing cupboards, complimentary worktops and splash backs, inset one and a quarter bowl polycarbonate sink and drainer with mixer taps and spot lights over sink, five ring gas hob with extractor canopy over, electric oven and microwave oven, integrated fridge and freezer, integrated dishwasher, centre breakfast bar with three deep pan drawers under and space for high stools, radiator, inset ceiling spot lights. To opposite side of Kitchen further floor standing cupboards and wine rack, vinyl flooring, TV point.

Second Floor

Landing

Access to roof storage space which benefits from a pull down ladder, power connected and two thirds part boarded, airing cupboard housing hot water tank, emersion heater and shelving.

Bedroom 1

11' 2" x 10' 6" (3.40m x 3.20m) Built in double wardrobe, TV point, telephone point, radiator, window to front.

Ensuite Shower

Double width shower cubicle with glass sliding door, low level WC with concealed flush, pedestal wash hand basin, splash back tiling, electric heated towel rail, complimentary splash back tiling, extractor fan.

Bedroom 2

8' 6" x 11' 11" (2.59m x 3.63m) Telephone point, radiator, window to rear.

Bedroom 3

7' 4" x 7' 10" (2.24m x 2.39m) Radiator, window to rear.

Family Bathroom

6' 11" x 6' 6" (2.11m x 1.98m) Panelled bath with mixer shower attachment, pedestal wash hand basin, low level WC with concealed flush, complimentary splash back tiling, extractor fan, electric shaver point, radiator.

Externally

Gardens

The front of this property benefits from a low level wrought iron fence. The remainder of the front garden is laid to paving and gravel for easy maintenance and benefits from an attractive every green shrub. A timber gate to the right hand side of the house gains access to the fully enclosed private rear garden. The rear garden benefits from a paved patio seating area. The remainder of the garden is mostly laid to lawn. A gate at the end of the garden gains access to the single garage and parking space.

Single Garage

8' 7" x 17' 10" (2.62m x 5.44m) The single garage for this property is located in a block of three and is the end garage closest to the house. It benefits from an up and over garage door, power and light connected.

