



**Chestnut Street, Ruskington Sleaford NG34 9DL**

**welcome to**

**Chestnut Street, Ruskington Sleaford**

Charming semi-detached home in Ruskington, full of character and original features. Offers a spacious lounge, modern kitchen with island opening to a bright sunroom, utility and refurbished bathroom. Driveway, decked seating area, sheds, lawned garden and summerhouse.



**Entrance Porch**

Having tiled flooring and window to the side.

**Lounge**

Featuring a fireplace with gas fire and surround, laminate oak wood effect flooring, radiator, stairs to the first floor and window to the front with blinds.

**Kitchen**

Fitted with a range of wall and base units with work surfacing over, tiled splashbacks, sink, gas cooker, breakfast bar, pantry, tiled flooring, radiator and brick fireplace.

**Utility**

Having plumbing for washing machine, space for further appliance, two cupboards, sink and tiled flooring.

**Sunroom**

There is tiled flooring, windows to the side and rear and French doors to the carport.

**Bathroom**

Fitted with a suite comprising of a shower cubicle, bath, wash hand basin, WC, radiator, cupboard, tiled flooring and window to the side.

**First Floor Landing**

Having two radiators, laminate flooring and window to the side.

**Bedroom One**

There is built-in storage, dresser, radiator, laminate flooring and window to the front.

**WC**

Fitted with a wash hand basin with storage below, WC and window to the front. This room can be accessed via the landing or bedroom one.

**Bedroom Two**

Having a radiator, laminate flooring and window to the rear.

**Bedroom Three**

There is a radiator, laminate flooring and window to the rear.

**Outside Front**

To the front of the property there is a gravelled parking area and side access.

**Rear Garden**

To the rear there is a carport with decked snug area, store cupboard, three sheds, lawned area, patio and outside dining area.

**Outbuilding**

This is currently being finished, which will make an ideal home office with power, two windows to the side and door to the front.



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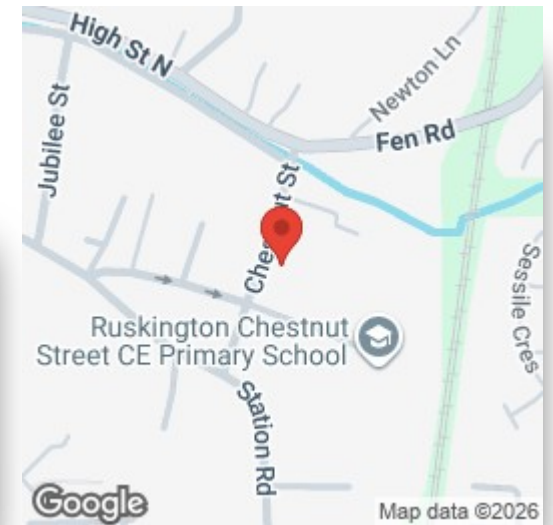
## Chestnut Street, Ruskington Sleaford

- Beautiful family home in the heart of the village
- Modern fitted kitchen with island
- Driveway to front
- Refurbished downstairs bathroom
- Detached summerhouse in the garden

Tenure: Freehold EPC Rating: D

Council Tax Band: A

**£260,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
SNH113162 - 0004

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