



Alma Park Road, Grantham NG31 9SU

welcome to

Alma Park Road, Grantham

Spacious semi-detached bungalow offering a lounge, separate dining room, fitted kitchen, three well-proportioned bedrooms, and a family bathroom. The property offers versatile living space, ideal for families, couples, or those looking to downsize. Viewing is recommended.



Entrance Hall

With tiling to the floor and a radiator.

Lounge

15' 1" x 12' 6" (4.60m x 3.81m)

With a window to the rear aspect, radiator, laminate wood flooring, door leading to the rear garden and archway leading into the dining room.

Dining Room

14' 2" Minimum x 8' 11" (4.32m Minimum x 2.72m)

Laminate flooring and a radiator.

Kitchen

10' x 7' (3.05m x 2.13m)

With a window to the front aspect, having a range of wooden units to both the floor and eye level with worktops over. Space for an oven, washing machine and fridge freezer. Tiling to the walls and floor and a wall mounted boiler.

Bedroom One

14' 8" x 9' 5" (4.47m x 2.87m)

With a window to the rear aspect, laminate wood effect flooring and a radiator.

Bedroom Two

10' 7" x 11' 4" Widest Point (3.23m x 3.45m Widest Point)

With a window to the front aspect, laminate wood flooring and a radiator.

Bedroom Three

10' 2" x 8' 9" (3.10m x 2.67m)

With a window to the side aspect and a radiator.

Family Bathroom

5' 11" x 5' 7" (1.80m x 1.70m)

With a window to the side aspect and comprising of a bath with shower over, wash hand basin, low level WC, heated towel rail and tiling to both the walls and floor.

General Description Outside

To the front of the property there is a driveway leading to the side door. The front garden is mainly laid to lawn with trees and shrubs. Gated access through to the rear.

The rear garden is mainly laid to lawn with trees and shrubs, enclosed by fencing.

Agents Note:

"Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead."



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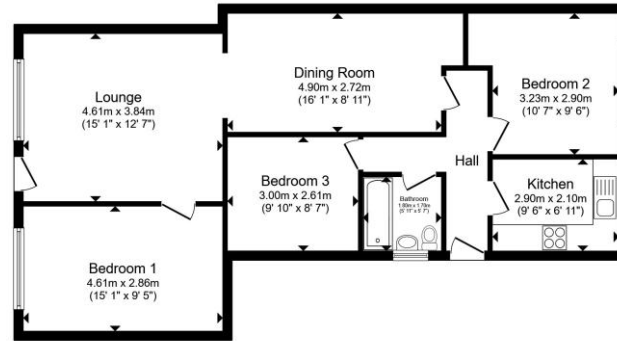


welcome to

Alma Park Road, Grantham

- Semi-Detached Bungalow
- Lounge with Separate Dining Room
- Three Bedrooms
- Driveway for Off-Road Parking
- Close to Local Amenities

Tenure: Freehold EPC Rating: Awaited
Council Tax Band: B



Total floor area 80.3 m² (864 sq.ft.) approx.
This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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guide price

£175,000 - £185,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
GST114576 - 0003

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