



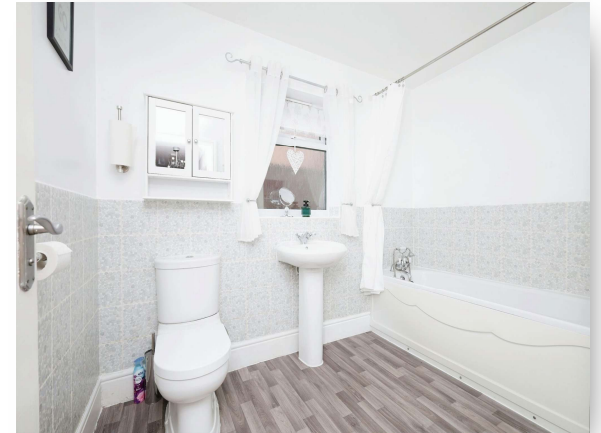
St. Marys Close, Hogsthorpe Skegness PE24 5NX

welcome to

St. Marys Close, Hogsthorpe Skegness

*****NOT TO BE MISSED*****

3 Bedroom Detached Bungalow Located on the outskirts of Hogsthorpe. In brief, the property comprises of Lounge, Kitchen Diner, Utility Room, Conservatory, 3 Bedrooms with the master having an en-suite & Bathroom. Externally with Driveway, Garage & Garden!!



Entrance Hall

12' 11" x 4' 5" (3.94m x 1.35m)

Following from the front door leading it leads into the hallway with two radiators and doors leading into the following:

Lounge

18' 2" x 12' (5.54m x 3.66m)

Has a bay window to the front elevation, electric fire with surround and a radiator.

Kitchen/Diner

15' 6" x 11' 8" (4.72m x 3.56m)

Comprises of wall, base and drawer units with worktop space over, sink, tiled splash backs, plumbing and space for a dishwasher, integrated electric hob, extractor and oven. There is also a window to the rear and French doors leading to the conservatory.

Utility Room

8' 9" x 7' 5" (2.67m x 2.26m)

Has a window to the rear and a door leading to the side elevation, base and wall units with worktop space over, space and plumbing for a washing machine and dryer, sink, a tiled splash back and extractor fan.

Conservatory

12' 5" x 10' (3.78m x 3.05m)

Comprises of windows to three sides, French doors leading to the rear garden and a radiator.

Bathroom

Consists of a bath with shower over, sink ,W.C, towel rail, tiled splash backs, extractor fan and an opaque window.

Bedroom One

11' 9" x 11' 7" (3.58m x 3.53m)

Has a window to the rear elevation, radiator and built-in double wardrobes.

En-Suite

Consists of a walk in shower, sink, WC and an

opaque window.

Bedroom Two

10' 4" x 10' 2" (3.15m x 3.10m)

Has a window to the front elevation and a radiator.

Bedroom Three/Dining Room

9' 8" x 6' 8" (2.95m x 2.03m)

Has a window to the front elevation and a radiator.

Garage

17' 8" x 8' 9" (5.38m x 2.67m)

External

To the front of the property, it has an ample sized driveway with some lawned area. The rear garden is mainly lawned, it also has a decking area off the conservatory and a garden shed.



view this property online williamhbrown.co.uk/Property/SKG109120



welcome to

St. Marys Close, Hogsthorpe Skegness

- DETACHED BUNGALOW
- 3 BEDROOMS WITH MASTER HAVING EN-SUITE
- DRIVEWAY
- GARAGE
- GARDEN

Tenure: Freehold EPC Rating: D

Council Tax Band: C

directions to this property:

See Multi-Map Illustration

£295,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
SKG109120 - 0013

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



william h brown



01754 768311



Skegness@williamhbrown.co.uk



20 Roman Bank, SKEGNESS, Lincolnshire, PE25 2RU



williamhbrown.co.uk



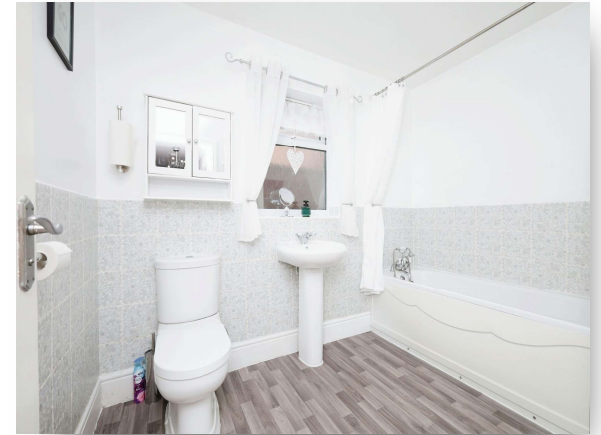
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