

Hunters Lodge Thurlby Road, Alford, LN13 9JJ

Price £199,950



Choice Properties offer for sale this very large detached two bedroom bungalow with long driveway and Garage. The property offers most spacious rooms and stands on a good sized plot in this sought after country village which skirts the attractive market town of Alford. The property is in need of modernisation, which once completed would make a most attractive home.

The property has the added benefit of UPVC Double Glazing and Gas Central Heating and the well laid out internal accommodation comprises:-

Front Sun Room

With UPVC Double Glazed Door and Side Screens. Radiator, Power points. Glazed door to:

Inner Hallway

Radiator. Power points. Telephone point. Cloaks cupboard. Double opening glazed doors to:

Lounge

18'10" x 13'5"

2 Radiators. Power points. T.V. Aerial point.

Bedroom 1

15'11" x 12'9"

Radiator. Power points. T.V. Aerial point.

Bathroom

Fully tiled. Radiator. Four piece bathroom suite which consists of panelled bath, pedestal wash hand basin, low level flush w.c. and shower cubicle. Loft access with pull down ladder to loft space which is mostly boarded.

Bedroom 2

12'7" x 15'10"

Radiator. Pedestal wash hand basin. Airing cupboard with hot water cylinder. Time control switch for the central heating. Electric consumer unit. Power points.

Kitchen/Diner

8'10" x 17'2"

With wall and base units with work surfaces over. Sink unit and drainer. Part tiled. Gas Hob and split level Electrolux electric oven. British Gas 330+ Condensing Boiler. Power points. Radiator. Door to:

Rear Porch

UPVC Double Glazed Rear Entrance Door. Door to:

Garage

With up and over door. Power and Lighting. Door to:

W.C.

With low level flush w.c.

Store Room

9'9" x 5'9"

With power points. Lighting.

Exterior

To the front of the property is a good sized garden laid mainly to lawn and fronted by a low level wall with double wrought iron gates giving access to a long gravel driveway and extra hard standing space to the rear.

The rear garden is private and enclosed with a combination of hedges and fencing providing the privacy. Beyond the rear garden are open views. Three garden sheds stand in the back garden and are to be included in the sale.

Tenure

Freehold.

Council Tax Band

Local Authority - East Lindsey District Council,
Tedder Hall,
Manby Park,
Louth.
LN11 8UP
Tel. No. 01507 601 111
Website: www.e-lindsey.gov.uk

Council Tax Band - According to the Valuation Office Agency Website the property is currently in Council Tax Band C

Viewing Arrangements

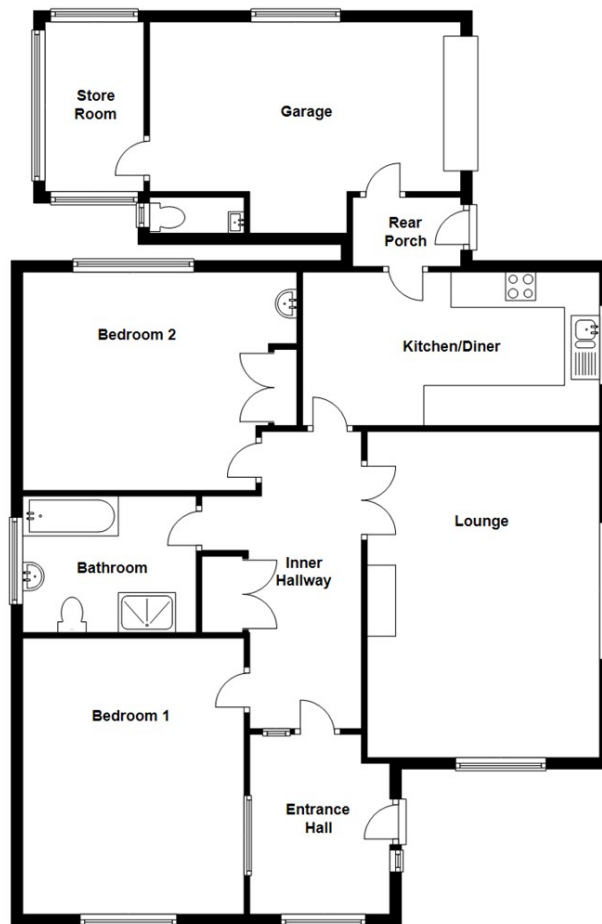
Viewing by Appointment through Choice Properties, 16 South Market Place, Alford, Lincolnshire. LN13 9AE. Tel 01507 462277

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Ground Floor



Directions

From our Alford Office take a left out of the door, continue to the junction at the Church and then take a right, continue along East Street until you reach the next junction and take a right here towards Sutton on Sea, continue along this road and just after the petrol station take the first right which is Thurlby Road, head along this road and Hunters Lodge is the last bungalow on the left hand side before you leave the village.

