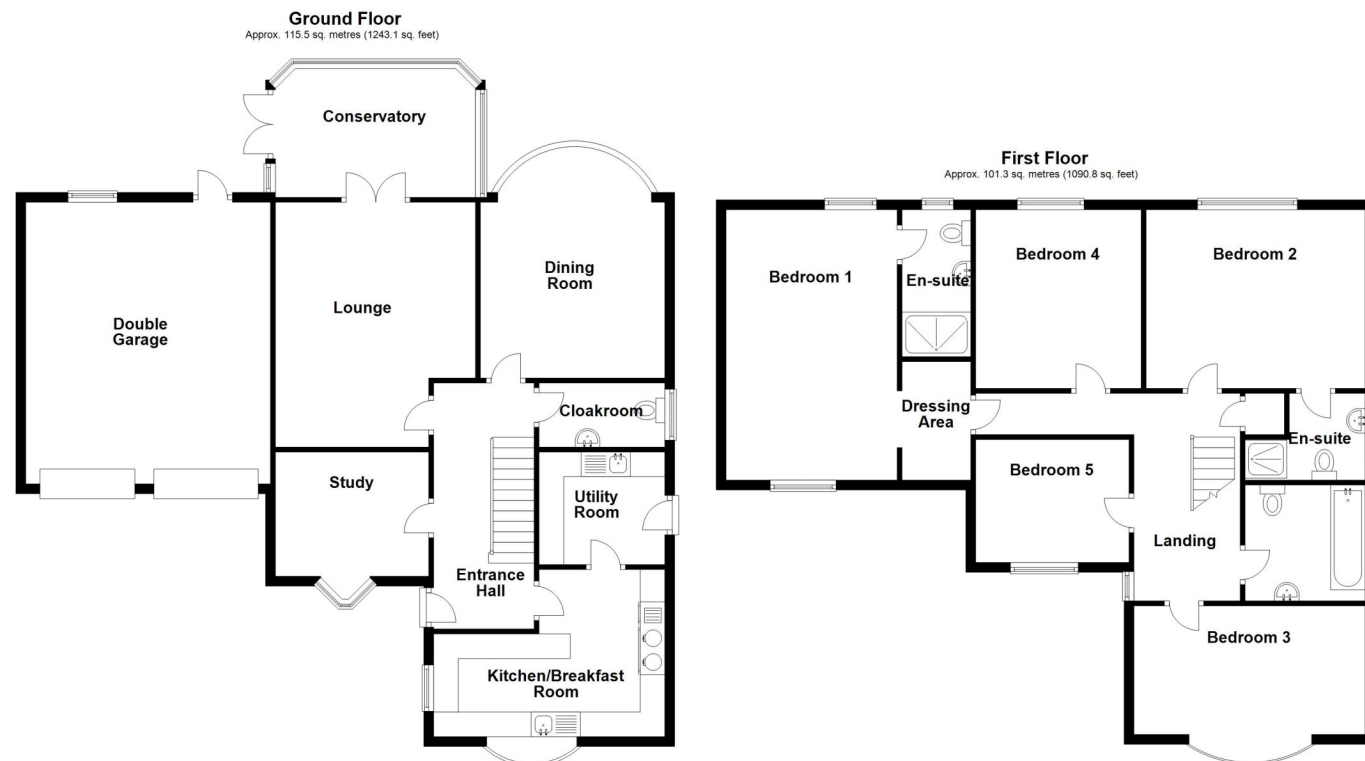
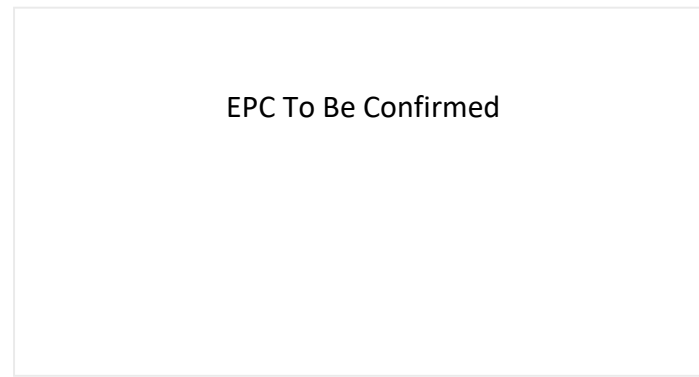


Hazelwood Drive, Bourne, Lincolnshire

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.



Total area: approx. 216.8 sq. metres (2333.9 sq. feet)



35 Hazelwood Drive, Bourne, Lincolnshire, PE10 9SZ

£535,000 Freehold

Winkworth are delighted to offer for sale this impressive five bedroom detached family home located in this highly sought after area within walking distance of Bourne woods and the town centre. The property offers spacious accommodation benefiting from, lounge with conservatory off, impressive dining room with bay window overlooking the rear garden, study, kitchen/breakfast room with utility room off plus a downstairs cloakroom. On the first floor there is a large master bedroom with dressing area and newly fitted en-suite, the guest bedroom also benefits from an en-suite and there are three further bedrooms and family bathroom. Outside there is a generous block paved driveway providing ample off road parking leading to a double garage and to the rear a lovely south facing garden which is fully enclosed and easy to maintain. Please call 01778 392807 for more information.

Five Bedroom Detached House | Double Garage | Master with En Suite & Guest Room with En Suite | Downstairs Cloakroom | Council Tax Band E | EPC To Be Confirmed

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First Floor Landing - With built in airing cupboard housing hot water tank, access to the loft, window to the front and door to.

Master Bedroom - 16'3" x 11'6" (4.95m x 3.5m) With a dressing area measuring 7'4" x 4'8" with space for wardrobes and archway leading to the bedroom with upvc double glazed window to the front and feature floor to ceiling window overlooking the rear garden, coved ceiling, radiator, power points and door leading to.

En-Suite Shower Room - With newly fitted suite comprising, shower cubicle, low level wc, wash hand basin, radiator and frosted window.

Guest Bedroom - 14'1" x 12'1" (4.3m x 3.68m) With upvc double glazed window to the rear, radiator, coved ceiling, laminate flooring, power points and door to.

En-Suite - With shower cubicle, low level wc, wash hand basin, tiled floor, tiled walls, radiator and frosted window.

Bedroom Three - 15'4" x 9'2" (4.67m x 2.8m) With upvc double glazed window to the front, laminate flooring, radiator, coved ceiling and power points.

Bedroom Four - 12'1" x 11'9" (3.68m x 3.58m) With upvc double glazed window to the rear, laminate flooring, coved ceiling, radiator and power points.

Bedroom Five - 10'3" x 9'1" (3.12m x 2.77m) With upvc double glazed window to the front, laminate flooring, coved ceiling, radiator and power points.

Family Bathroom - With fitted suite comprising, panelled bath with shower attachment, low level wc, wash hand basin, tiled walls, tiled floor, radiator and frosted window.

Outside - To the front there is a generous block paved driveway providing ample off road parking leading to a DOUBLE GARAGE (17'5" x 16'5") with two up and over doors, power and light and window and door to the rear garden. The rear garden is south facing and fully paved being fully enclosed and fenced to all sides.

ACCOMMODATION

Entrance Hall - With stairs leading to the first floor, laminate flooring, dado rail, radiator and door to.

Downstairs Cloakroom - With low level wc, wash hand basin, tiled walls, tiled flooring and frosted window.

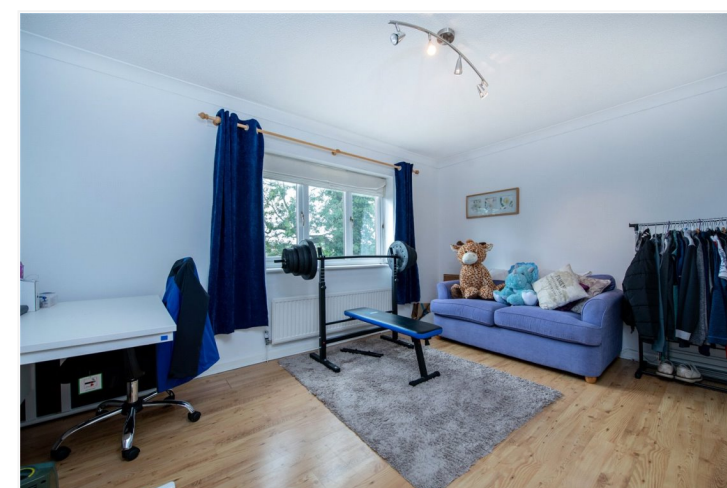
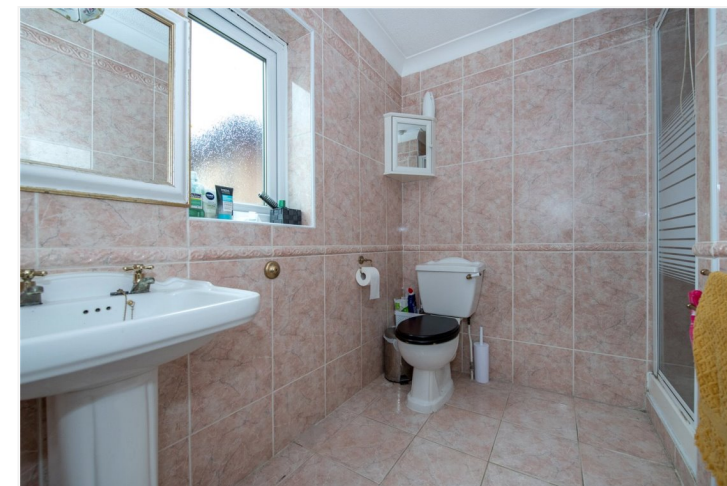
Lounge - 16'4" x 13'6" (4.98m x 4.11m) With laminate flooring, feature fireplace, dado rail, coved ceiling, radiator, power points, tv point and folding double opening doors to.

Conservatory - 12'1" x 8'7" (3.68m x 2.62m) Being half brick with windows and doors onto the rear garden.

Dining Room - 17'5" (5.3) (into Bay) x 11'9" (3.58) A bright and spacious room with upvc double glazed bay window onto the rear garden, laminate flooring, coved ceiling, radiator and coved ceiling.

Study - 10'3" x 8'4" (3.12m x 2.54m) With upvc double glazed feature window to the front, radiator, laminate flooring, radiator and power points.

Kitchen/Breakfast Room - 15'2" (4.62) x 11'3" (3.43) (narrowing to 7'8" (2.34)) With fitted units comprising, Belfast sink with cupboard below, excellent range of wall and base units incorporating breakfast bar, space for range cooker, integrated fridge, space for freezer, space and plumbing for dishwasher, part tiled walls, tiled flooring, radiator, upvc double glazed bay window to the front and further window to the side and door leading to.



LOCAL AUTHORITY

South Kesteven District Council

TENURE

Freehold

COUNCIL TAX BAND

E