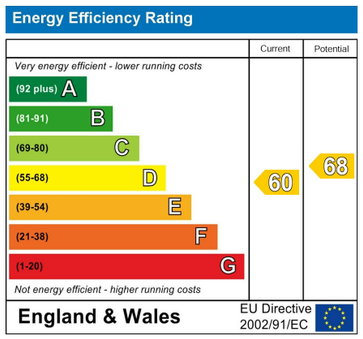
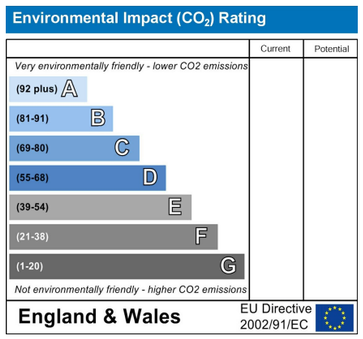
Sowden Wallis

Estate Agents









30 Templeman Drive, Carlby, Stamford, Lincolnshire, PE9 4NQ

This well presented family home is situated at the end of a quiet cul de sac, in a village positioned conveniently between Stamford and Bourne.

The ground floor comprises an entrance hall, WC, living room, kitchen breakfast room, dining room, study and conservatory. To the first floor is the principal bedroom with en-suite and dressing area, three further bedrooms and a family bathroom.

To the rear is a generously sized rear garden mainly laid to lawn, benefitting from fantastic countryside views. To the front is a driveway for multiple cars and a double garage.

Agent note: photos taken prior to current tenancy

£1,775 PCM

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

8/9 Star Lane, Stamford, Lincolnshire, PE9 1PH | 01780 754737 | www.sowdenwallis.co.uk | info@sowdenwallis.co.uk

- Substantial Four Bedroom Detached Home
- Field Views to the Rear
- Four Reception Rooms
- EPC - TBC Council Tax - E
- End of Cul De Sac Location
- Ample Parking and Double Garage
- Utility and Downstairs W/C
- Deposit: £2,048 Holding Deposit: £409








ACCOMMODATION:

Entrance Hall

Living Room
6.07m x 3.33m (19'11 x 10'11)

Dining Room
3.12m x 2.74m (10'03 x 9'00)

Kitchen
3.35m x 3.12m (11'00 x 10'03)

Conservatory
3.18m x 3.05m (10'05 x 10')

Utility Room

W/C

Study
3.12m x 2.06m (10'03 x 6'09)

Landing

Bedroom 1
3.45m x 3.20m (11'04 x 10'06)

Dressing Area

Ensuite

Bedroom 2
3.33m x 3.00m (10'11 x 9'10)

Bedroom 3
3.12m x 2.44m (10'03 x 8'00)

Bedroom 4
2.39m x 1.98m (7'10 x 6'06)

Bathroom

Double Garage

FLOOR PLAN:



SOWDEN WALLIS
ESTATE AGENTS

This plan is for illustration purposes only and may not be representative of the property. Plan not to scale. Powered by PropertyBox