

BRUCE MATHER

INDEPENDENT ESTATE AGENT

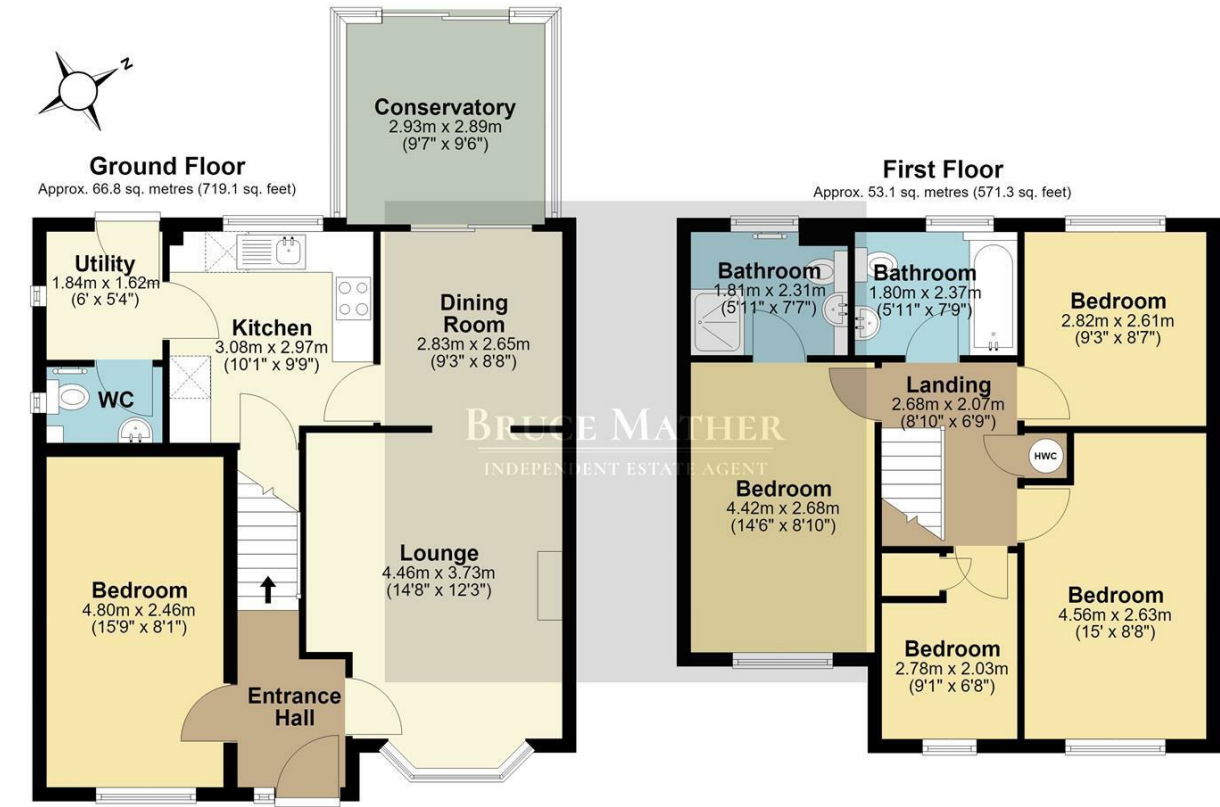


12 St. Marys Way, Boston, PE22 9ND

Asking Price £235,000

A modern detached house that ticks all the boxes; 4 or 5 bedrooms, conservatory, garden and parking, 'in move in condition' located in the village of Old Leake, Lincolnshire. Just shy of 1300 sq/ft this home has space for all the family with 4 or 5 bedrooms 2 bathrooms including an en-suite and a downstairs cloakroom, as well as a modern kitchen with fitted appliances, utility room, downstairs bedroom, then a triple living area with the lounge, dining room and conservatory. The home is a just a short walk from the local primary and secondary schools. You will also find everyday essentials in Old Leake with a Co-op, fish & chip shop, hairdresser, and cozy coffee shop all within walking distance. Please call Bruce Mather Estate Agents to arrange your viewing or for more information on 01205 365032 or sales@brucemather.co.uk.

Floor Plan



Total area: approx. 119.9 sq. metres (1290.3 sq. feet)

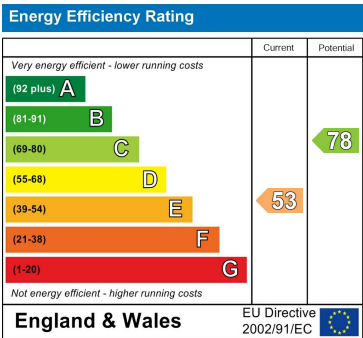
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Plan produced using PlanUp.



Area Map



Energy Efficiency Graph



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