

BRUCE MATHER

INDEPENDENT ESTATE AGENT



1 Churchgate, Boston, PE20 2NS

Asking Price £199,000

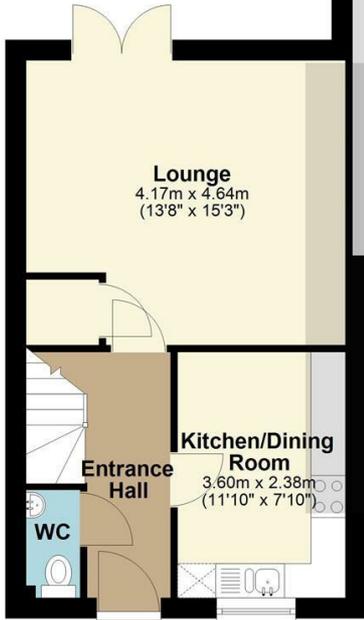
A super 3 bedroom semi-detached home overlooking the green, newly decorated in the highly sought after village of Sutterton, Lincolnshire. Upstairs the accommodation comprises of three bedrooms two bathrooms the master being ensuite. Downstairs there is a cloakroom off the entrance hall, newly decorated kitchen with green views, reception room with a cupboard and doors to the garden. To the front is a small garden, parking to side leading to the garage, at the rear is the garden which is a lawn and includes the oil tank. Sutterton lies approximately six miles south-west of Boston and has a post office/general store, a popular pub, fish-and-chip shop, garden centre, doctors' surgery, and a village hall. Please call Bruce Mather to arrange a viewing on the only house in the estate 01205365032.

Floor Plan



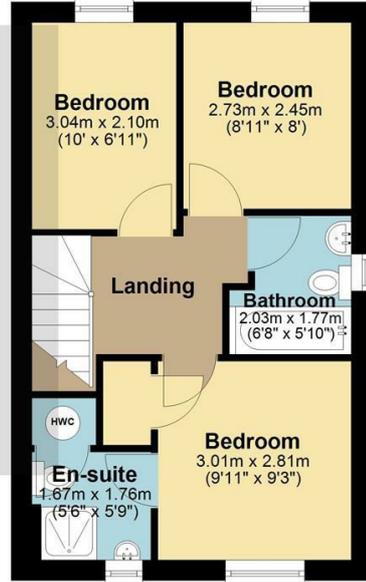
Ground Floor

Approx. 53.4 sq. metres (575.2 sq. feet)



First Floor

Approx. 37.1 sq. metres (398.8 sq. feet)



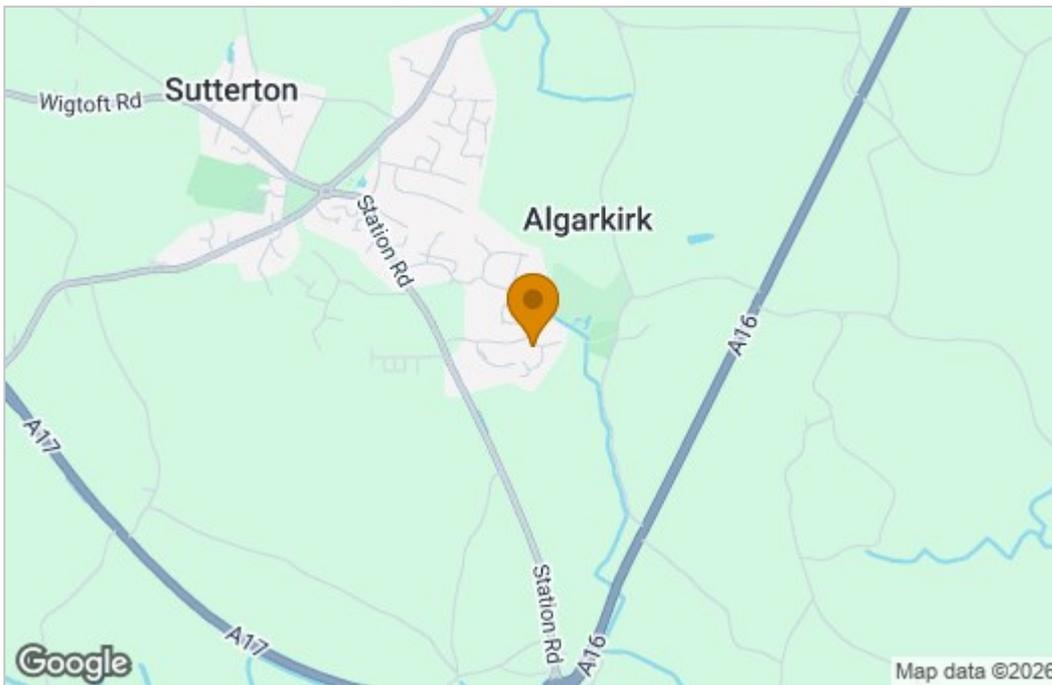
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Total area: approx. 90.5 sq. metres (974.0 sq. feet)

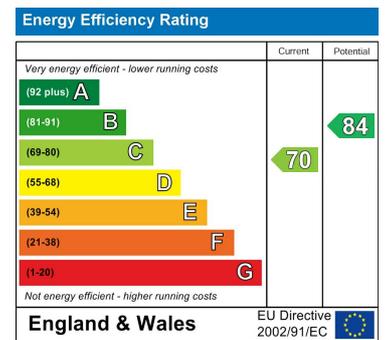
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Plan produced using PlanUp.



Area Map



Energy Efficiency Graph



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