

BRUCE MATHER
INDEPENDENT ESTATE AGENT



112 Sleaford Road
Boston, PE21 7PE

£399,000



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A newly redecorated and extended 4 bedroom 2 bathroom bungalow with a large garden and parking on the outskirts of Boston Lincolnshire. The property is completely new throughout with a large kitchen family room extension, there are 4 bedrooms and two modern bathrooms, a hallway and storage/utility room off the new kitchen which has double patio doors overlooking the garden. There is plenty of parking to the front and a long lawn garden to the rear with a large detached garage/workshop. Sleaford road is located at the edge of Boston near supermarkets and places to eat, there are schools as well as Pilgrim Hospital in Boston and it is an extremely popular location. Please call Bruce Mather Estate Agents on 01205 365032 or sales@brucemather.co.uk for further information or to arrange a viewing on this terrific modern extended home.





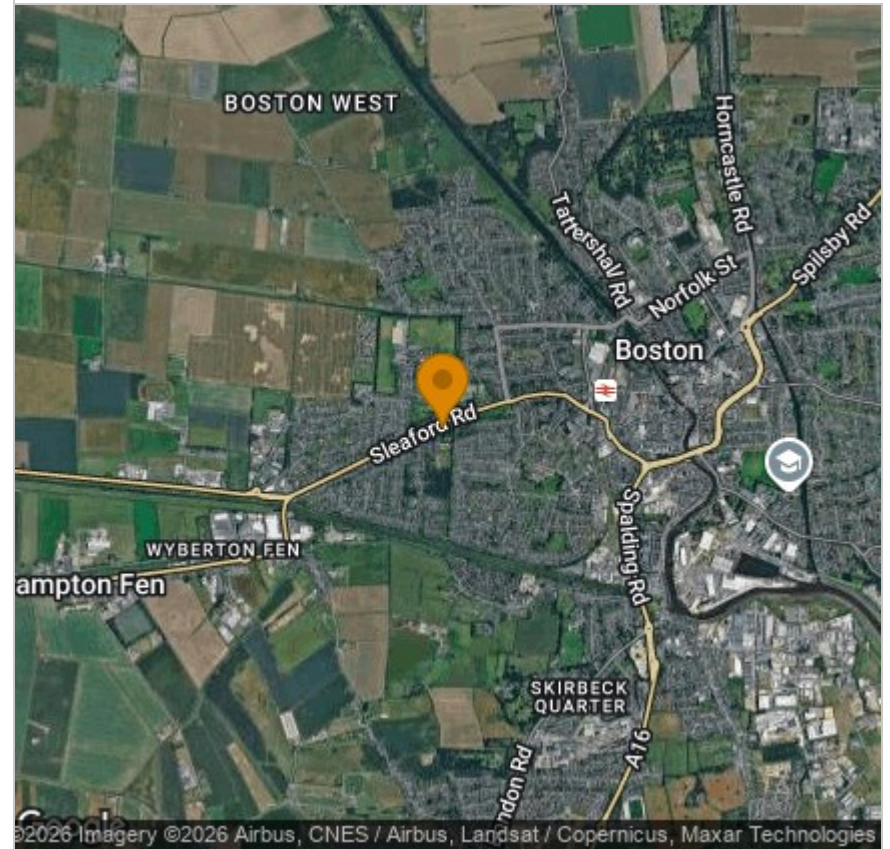
Floor Plan



Total area: approx. 156.3 sq. metres (1682.3 sq. feet)

All images used are for illustrative purposes. Images are for guidance only and may not necessarily represent a true and accurate depiction of the condition of property. Floor plans are intended to give an indication of the layout only. All images, floor plans and dimensions are not intended to form part any contract. Plan produced using PlanUp.

Area Map



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		78
(55-68) D		
(39-54) E		
(21-38) F	33	
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



Viewing

Please contact our Boston Residential Office on 01205 365032 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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