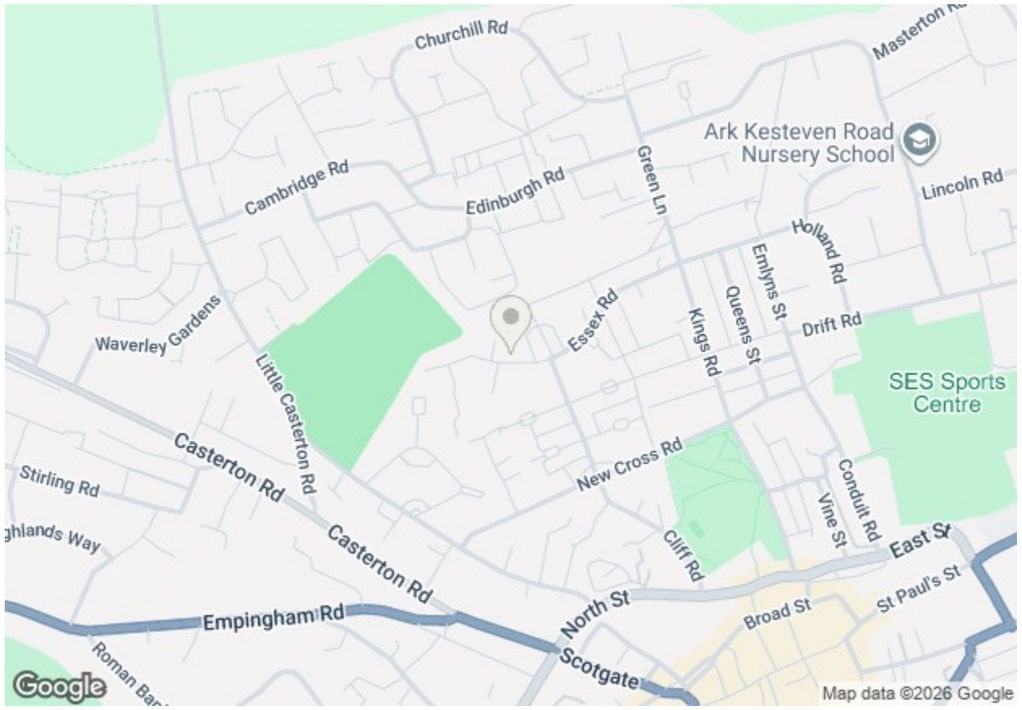
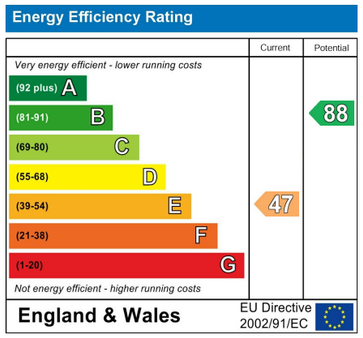
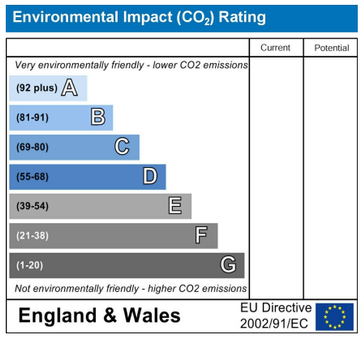
Sowden Wallis
Estate Agents







103 Essex Road, Stamford, PE9 1LG

Occupying a convenient position within walking distance of the town centre, this three-bedroom end-terrace home offers spacious accommodation, excellent off-street parking and fantastic potential for buyers looking to modernise and personalise a property. Offered to the market with NO CHAIN, it represents an excellent opportunity for first-time buyers, families or investors alike.

The accommodation is introduced by a welcoming entrance hall featuring attractive original tiled flooring, setting the tone for the character found within the home. A spacious lounge provides an excellent living and entertaining space, while the remainder of the accommodation offers plenty of scope for updating to suit individual tastes.

To the first floor are three well-proportioned bedrooms served by a family bathroom.

The property also benefits from a recently installed gas-fired boiler, providing added peace of mind for the incoming purchaser.

Externally, there is ample off-street parking and an enclosed rear garden featuring both patio and lawn areas, creating an excellent space for outdoor dining, entertaining and family enjoyment.

Combining character, potential and a highly convenient location close to the town centre, this is a fantastic opportunity to create a superb home. Viewing is highly recommended.

Asking Price £220,000 Freehold

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.

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- Three bedroom home
- Off street parking
- Newly fitted gas fired central heating boiler
- Patio & lawn garden
- EPC - E
- Walking distance to the town centre
- Spacious sitting room
- Viewing highly recommended
- NO CHAIN
- Council Tax Band - A

ACCOMMODATION:

Entrance Hall
3.76m x 1.73m max (12'4 x 5'8 max)

Sitting Room
4.27m x 3.61m (14' x 11'10)

Kitchen Diner
5.46m x 1.75m (17'11 x 5'9)

Landing

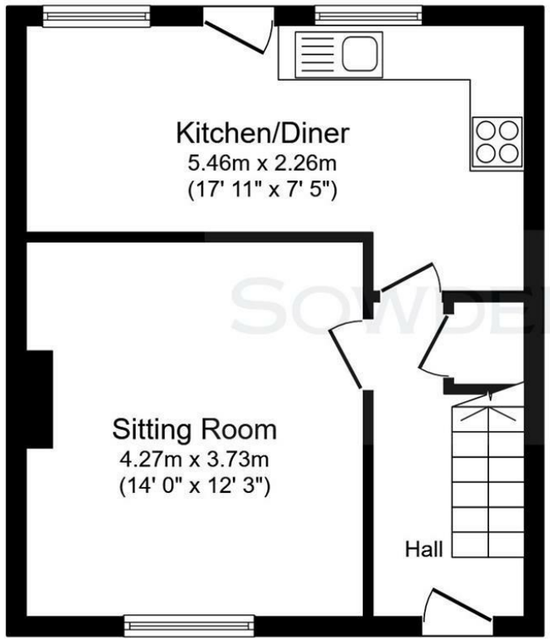
Main Bedroom
3.58m x 3.23m (11'9 x 10'7)

Bedroom Two
2.84m x 2.39m (9'4 x 7'10)

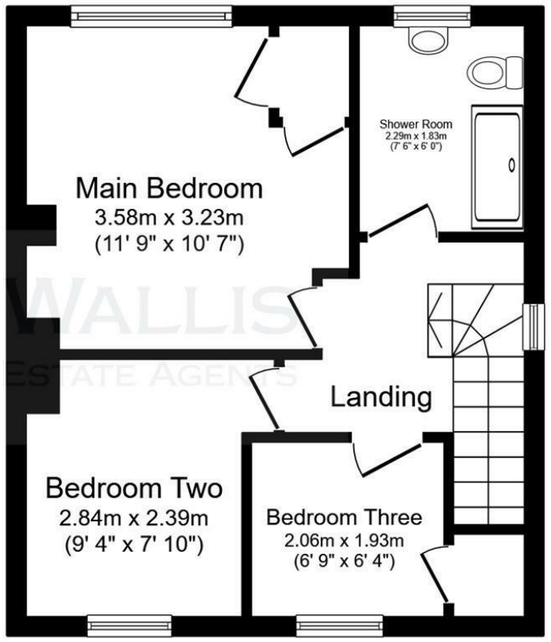
Bedroom Three
2.06m x 1.93m (6'9 x 6'4)

Bathroom
2.29m x 1.83m (7'6 x 6')

FLOOR PLAN:



Ground Floor



First Floor

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io