



21 Harvester Way  
Crowland PE6 0DG  
£239,995

## 21 Harvester Way Crowland PE6 0DG

Viewing of this immaculate semi detached house is strongly urged to appreciate this turn key property on offer. Being sold with no onward chain the property is positioned in a quiet cul de sac with easy access to the A16 Peterborough/Spalding Road, Crowland town centre with its many amenities and a nearby convenience store.

The accommodation comprises; Entrance Hall with stairs to the first floor and a Cloakroom W.C., the good size Lounge leads to a well appointed Kitchen Diner with bifold door access to the rear Garden.

The first floor Landing leads to three Bedrooms and a family bathroom.

Outside are well tended gardens front and rear with a driveway for two vehicles.

Viewing of this well presented property is strongly recommended.

Council Tax B  
Tenure Freehold





Entrance Hall  
Stairs to the first floor Landing, doors to  
Cloakroom



Lounge  
14'6" max x 13'7" max (4.44m max x 4.15m max)

Kitchen/Diner  
14'6" max x 9'6" max (4.44m max x 2.91m max)

Fitted with an attractive range of base and eye level kitchen units, fitted electric oven, ceramic hob and hood above, integrated fridge and freezer, dishwasher and plumbing for a washing machine, corner positioned larder unit, bifold doors to the rear garden.

First Floor Landing  
Storage cupboard, doors to

Bedroom One  
10'5" x 8'2" (3.19m x 2.50m)  
Built in double wardrobe.



Bedroom 2  
10'5" x 8'2" (3.18m x 2.51m)

Bedroom 3  
10'10" max x 6'7" max (3.31m max x 2.01m max)

Family Bathroom



Outside  
To the front of the property is an open plan slate garden with a driveway for two vehicles to the side and a sloped path giving restricted access mobility to the front door. Gated side access leads to a well tended and enclosed rear garden which has a good size patio area, lawns, floral borders and a Pergola over a further seating area.



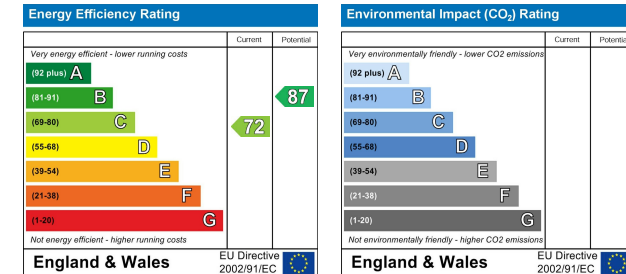
## Floor Plan



## Area Map



## Energy Efficiency Graph



## Viewing

Please contact our Crowland Office on 01733 259995 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 firm's employment has the authority to make or give any representation or warranty in respect of the property.



9 North Street,  
Crowland, PE6 0EG  
T: 01733 259995  
E: crowland@firminandco.co.uk