



65 Pilgrims Way

PE11 1LJ

£299,995



## 65 Pilgrims Way

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Being sold with NO ONWARD CHAIN this well proportioned detached family home enjoys a quiet location with easy access to the Town centre, local schools and the Spalding/Crowland/Peterborough Road. Well presented the property has gas radiator heating and PVCu double glazing.

The accommodation comprises of spacious Entrance Hall with stairs to the first floor, contemporary W.C, good size Lounge with a picture window overlooking the front garden. There is an attractive Dining Room and a well appointed Kitchen.

The Landing leads to FOUR Bedrooms and a family Shower/Bathroom.

Outside are gardens front and rear along with a single Garage and ample off road parking.

Viewing is strongly recommended to appreciate the accommodation offered.

Council Tax C  
Tenure Freehold





Entrance Hall  
Stairs to the first floor, doors to

Cloakroom

Lounge  
19'4" x 11'10" (5.90m x 3.61m)  
Feature fireplace, picture window to the front aspect.

Dining Room  
10'2" x 10'1" (3.11m x 3.08m)  
Attractive decorative panelling to mid wall height

Kitchen  
16'3" x 8'6" (4.96m x 2.61m)  
Fitted with a range of modern kitchen units incorporating fitted electric oven and five ring gas hob with a cooker hood above, plumbing for a washing machine, integrated larder fridge, freezer and dishwasher. Door to the rear garden.

Landing  
Doors to

Bedroom1

Bedroom 2  
10'6" min x 8'5" (3.21m min x 2.59m)

Bedroom 3  
11'6" x 6'11" (3.52m x 2.13m)

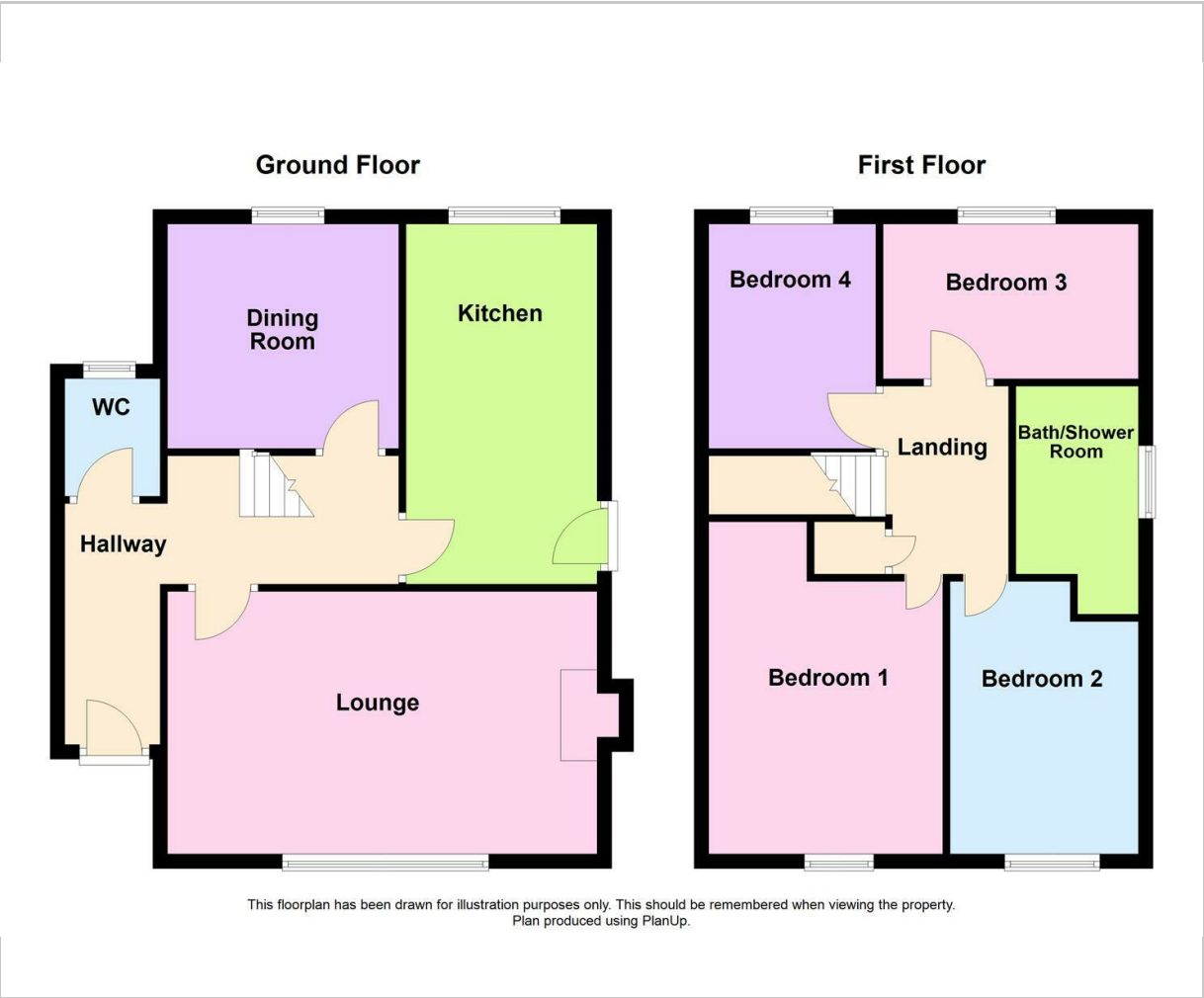
Bedroom 4  
10'0" x 7'5" (3.05m x 2.27m)

Bath/Shower Room

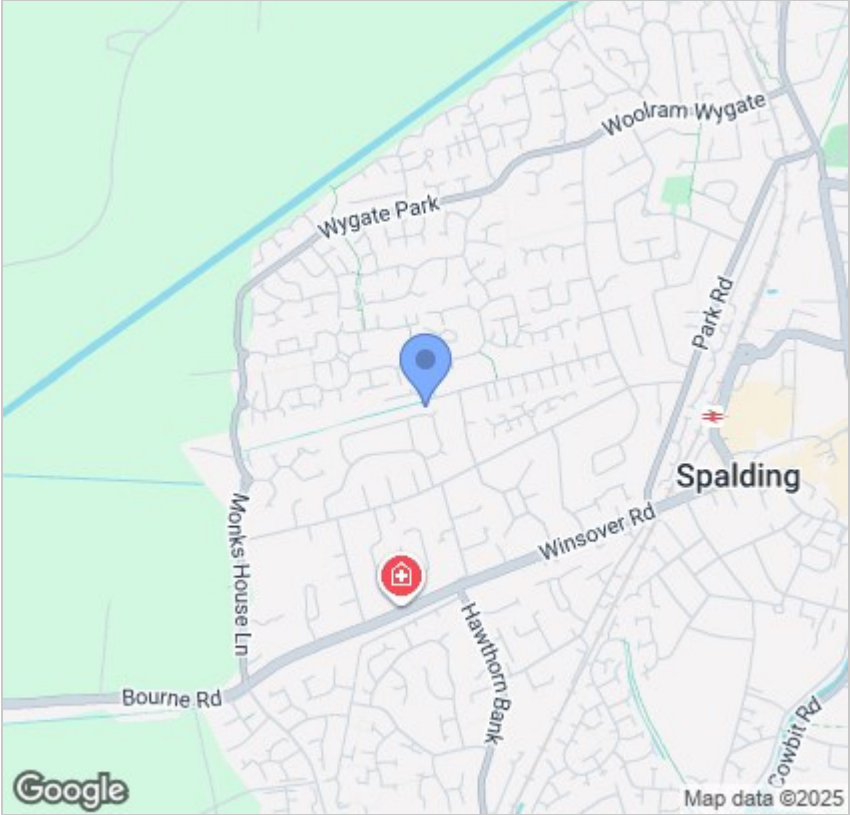
Outside  
To the front of the property is an open plan lawn with a gravelled driveway leading to a single Garage. Side access leads to a good size enclosed rear garden with two patio areas and a brick built storage building.



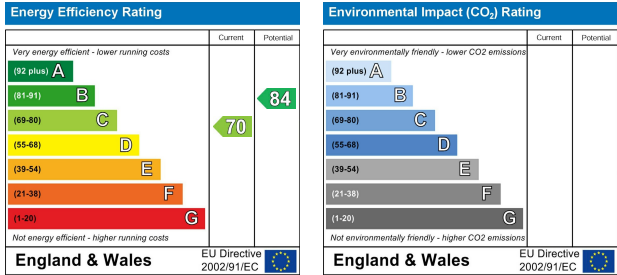
Floor Plan



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 firms employment has the authority to make or give any representation or warranty in respect of the property.



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