



10 Edison Way
Wyberton, Boston, Lincolnshire, PE21 7SP

£285,000

4 Bedroom Detached House

- Freehold
- Detached Family Home
- 4 Bedrooms
- Ample Off Road Parking & Detached Double Garage
- Lounge, Kitchen Diner & Separate Study
- Popular Residential Area
- Modern Gas Boiler & uPVC Windows and Doors
- Lawned Front & Rear Gardens
- No Onward Chain
- EPC Rating - C, Council Tax Band - D

[Click here to access the Energy Performance Certificate for 10 Edison Way, Wyberton, Boston, Lincolnshire, PE21 7SP](#)



Overview

Pygott & Crone are pleased to offer this spacious detached four-bedroom family home, occupying an enviable position within a quiet cul-de-sac. Offering generous and well-balanced accommodation throughout, the property is ideal for buyers seeking space and practicality in a highly regarded residential location.

The ground floor is accessed via a central entrance hall which leads through to a well-proportioned lounge, providing a comfortable main reception space. To the rear, the kitchen/dining room spans the width of the property, creating a practical and sociable area suited to family life and entertaining. A separate utility room adds everyday convenience, while a ground floor WC and a dedicated study further enhance the versatility of the layout.



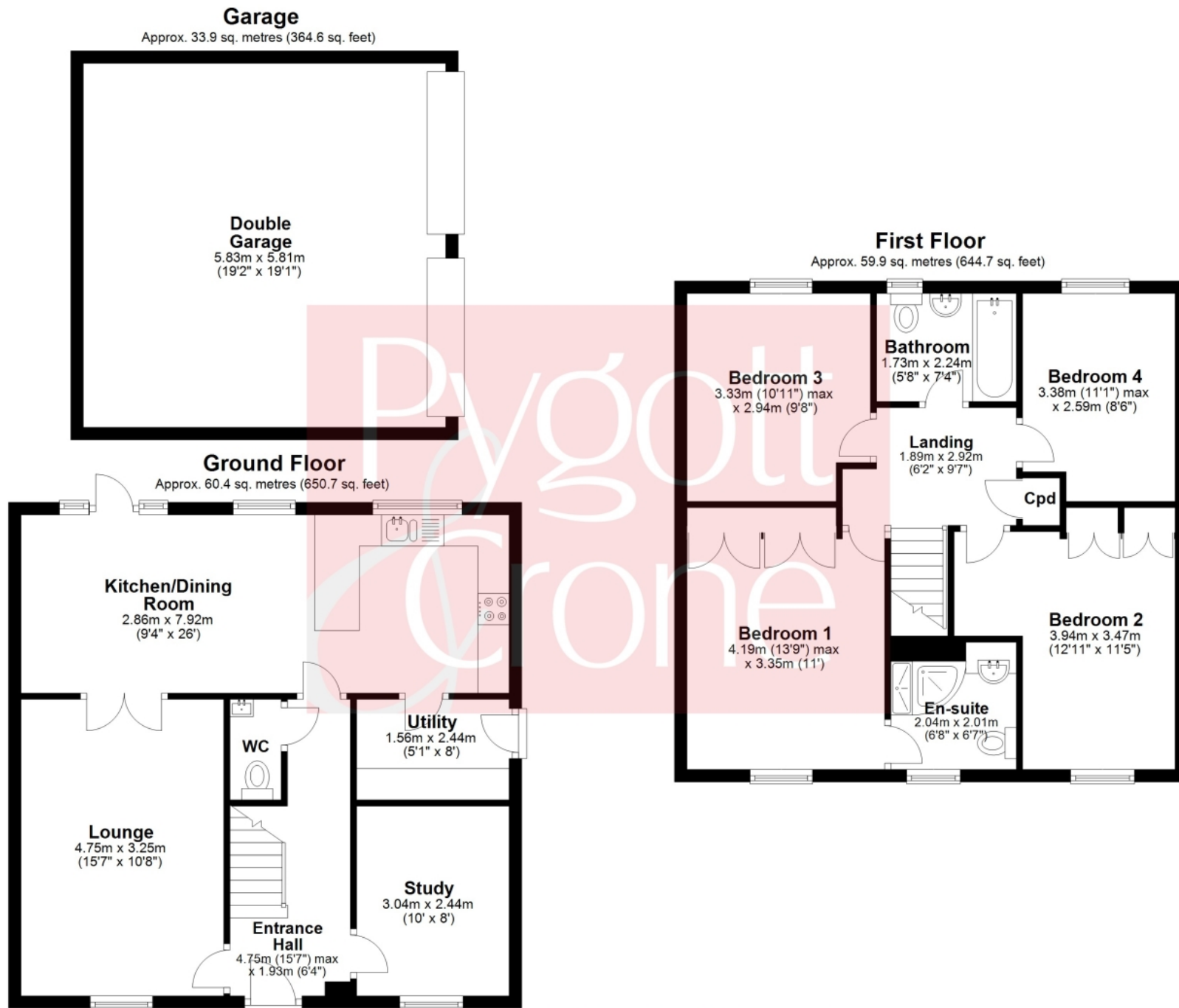
Upstairs, four bedrooms are arranged off the landing, offering flexible accommodation for growing families or those working from home. The principal bedroom benefits from its own en-suite shower room, with the remaining bedrooms served by a family bathroom.

Externally, the property enjoys a generous driveway leading to a detached double garage, providing ample off-road parking and storage. The enclosed rear garden features a patio area and offers a private outdoor space ideal for relaxing or entertaining.

Situated off Sir Isaac Newton Drive within a sought-after residential area, the property benefits from gas central heating and uPVC windows and doors, and is offered to the market with no onward chain. With local amenities and schooling nearby, this is an excellent opportunity to secure a substantial family home in a desirable location.







Total area: approx. 154.2 sq. metres (1659.9 sq. feet)



Location



Show on Google: [schools](#), [doctors](#), [supermarkets](#), [restaurants](#), [railway stations](#)



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An advertisement for Pygott Crone. It features a woman with blonde hair smiling while looking at a laptop. The background is a dark grey gradient. The Pygott Crone logo is in the top left, and a Platinum Trusted Service Award badge is in the top right. The main text reads "Book your free, property valuation." Below this are three icons with corresponding text: a calendar icon for "24/7 Customer Service", a hand holding a coin icon for "£0 Upfront Fees to Pay", and a house icon for "On average, 98% of asking price achieved".

Pygott Crone

Platinum Trusted Service Award
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2021 feefo

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10 Edison Way, Wyberton
is on the market with our Boston branch

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