



Pygott
& Crone

8 Albert Walk
Holbeach, Spalding, Lincolnshire, PE12 7DP

£140,000

2 Bedroom End Of Terrace House

- Freehold
- No Onward Chain
- Two Bedrooms
- End Terraced
- Downstairs Shower Room
- Upstairs Bathroom
- Close to Amenities
- Lounge and Dining Room
- Kitchen and Separate Utility
- Courtyard Garden
- EPC Rating - D, Council Tax Band - A

[Click here to access the Energy Performance Certificate for 8 Albert Walk, Holbeach, Spalding, Lincolnshire, PE12 7DP](#)



Overview

Being offered for sale with no onward chain, this two bed end of terrace property is conveniently located close to Holbeach town centre. With ease of access to local shops, schools and amenities, the property benefits from downstairs shower room and upstairs bathroom.

The accommodation briefly comprises: Front entrance door opening to Bay Fronted Lounge, Dining Room, Kitchen, Utility Room and Downstairs Shower Room. Upstairs there are 2 Bedrooms and a Family Bathroom.

Outside there is a small area to the front with a pathway leading to the front storm porch and to the rear there is a fully enclosed courtyard garden which is low maintenance being laid to gravel and paved. A timber gate provides access to the rear passageway.





Albert Walk, Holbeach, Spalding, PE12

Approximate Area = 878 sq ft / 81.5 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nctchem 2024. Produced for Pygott & Crone. REF: 1197998



Location



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Josh Campbell-Foreman
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