



3 Shop Hill
Mareham-le-Fen, Boston, Lincolnshire, PE22 7QP

£125,000

2 Bedroom Terraced House

- Freehold
- 2 Bed Mid Terrace House
- No Onward Chain
- UPVC Windows and Doors
- Oil Central Heating and Wood Burning Stove
- Good-Sized Rear Garden
- Village Location
- Viewing Advised
- EPC Rating - D, Council Tax Band - A

[Click here to access the Energy Performance Certificate for 3 Shop Hill, Mareham-le-Fen, Boston, Lincolnshire, PE22 7QP](#)



Overview

Pygott and Crone are delighted to market this well presented two bedroom mid terrace house ideally located within the sought after village of Mareham-Le-Fen.

Offered to the market with no onward chain and offering spacious rooms, other benefits include, Oil Central Heating, uPVC Windows and Doors and a Wood Burning Stove. A viewing is advised to fully appreciate.

Internally the accommodation briefly comprises, Spacious Lounge/Dining Room with Wood-Burning Stove and Kitchen to the Ground floor. To the first floor there are Two Good-Sized Bedrooms and En-Suite.

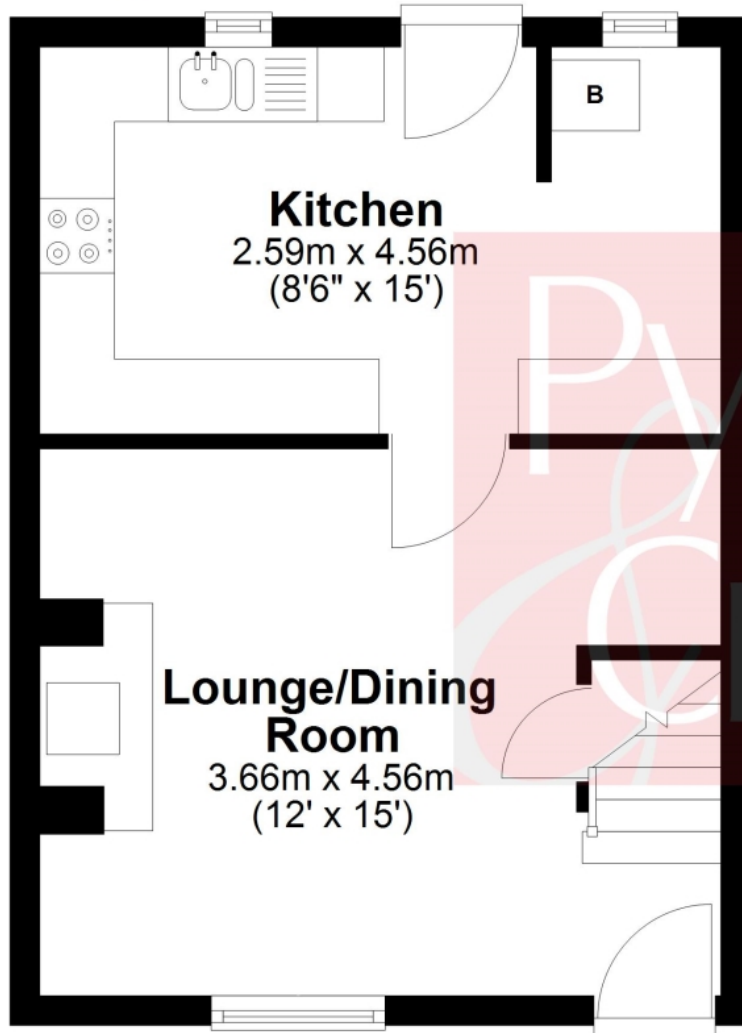
Externally to the rear there is a spacious garden with a large lawn, borders of plants shrubs, trees and a garden shed. There is also a small area of hard standing where the current owners park their car.





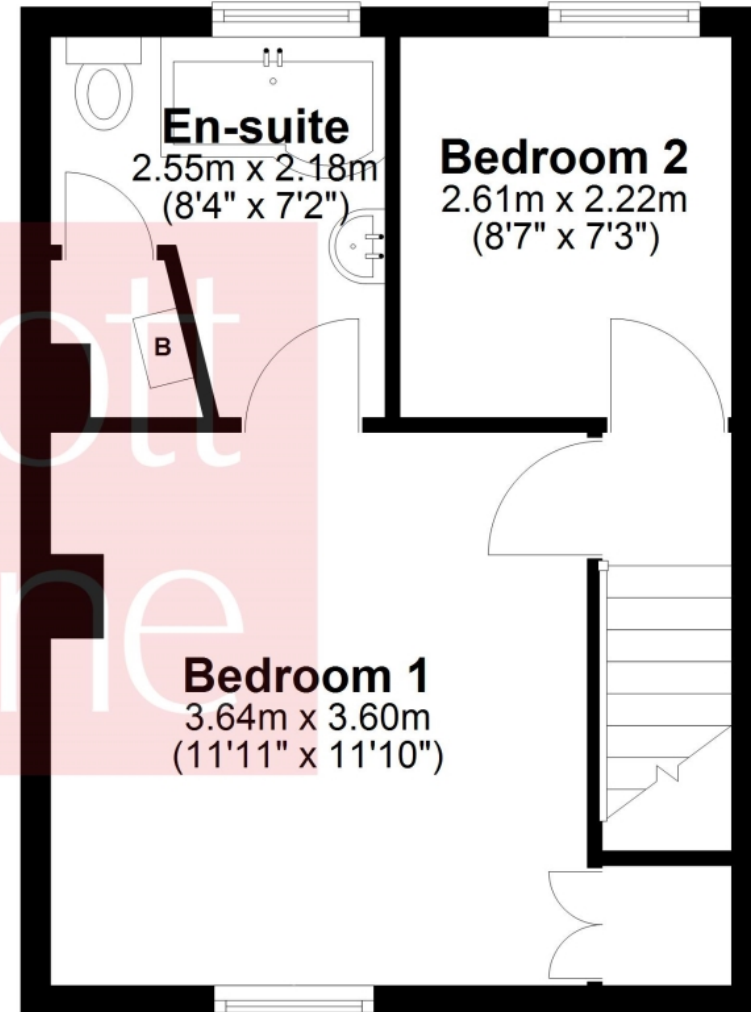
Ground Floor

Approx. 28.8 sq. metres (310.3 sq. feet)



First Floor

Approx. 28.8 sq. metres (310.2 sq. feet)



Total area: approx. 57.7 sq. metres (620.5 sq. feet)

Floor plan created by Matte Black Media.
Plan produced using PlanUp.



Location



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3 Shop Hill, Mareham-le-Fen
is on the market with our Boston branch

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