



Hovenden Lodge, Fleet Bank
Holbeach, Spalding, Lincolnshire, PE12 8LW

£395,000

4 Bedroom Detached House

- Freehold
- Sitting on 0.22 acre plot
- Detached Family Home
- 4 Bedrooms, En-Suite to Bedroom 1
- 4 Piece Family Bathroom & Downstairs WC
- Kitchen with Island and Separate Utility Room
- Open plan Lounge/Diner
- Double Garage, Gated Driveway
- Summer House/Gym with Decking
- EPC Rating - E, Council Tax Band - C

[Click here to access the Energy Performance Certificate for Hovenden Lodge, Fleet Bank, Holbeach, Spalding, Lincolnshire, PE12 8LW](#)



Overview

With gated access and sitting in a total plot approaching 0.25 acre, in the semi rural area of Fleet Bank, Holbeach, this impressive four bedroom detached family home offers generous living space, a double garage and also a versatile garden room, all set within mature gardens. Located within easy reach of local amenities, schools, and transport links, this well presented home combines space, comfort, and versatility in a desirable setting. Early viewing is highly recommended to fully appreciate everything this property has to offer.

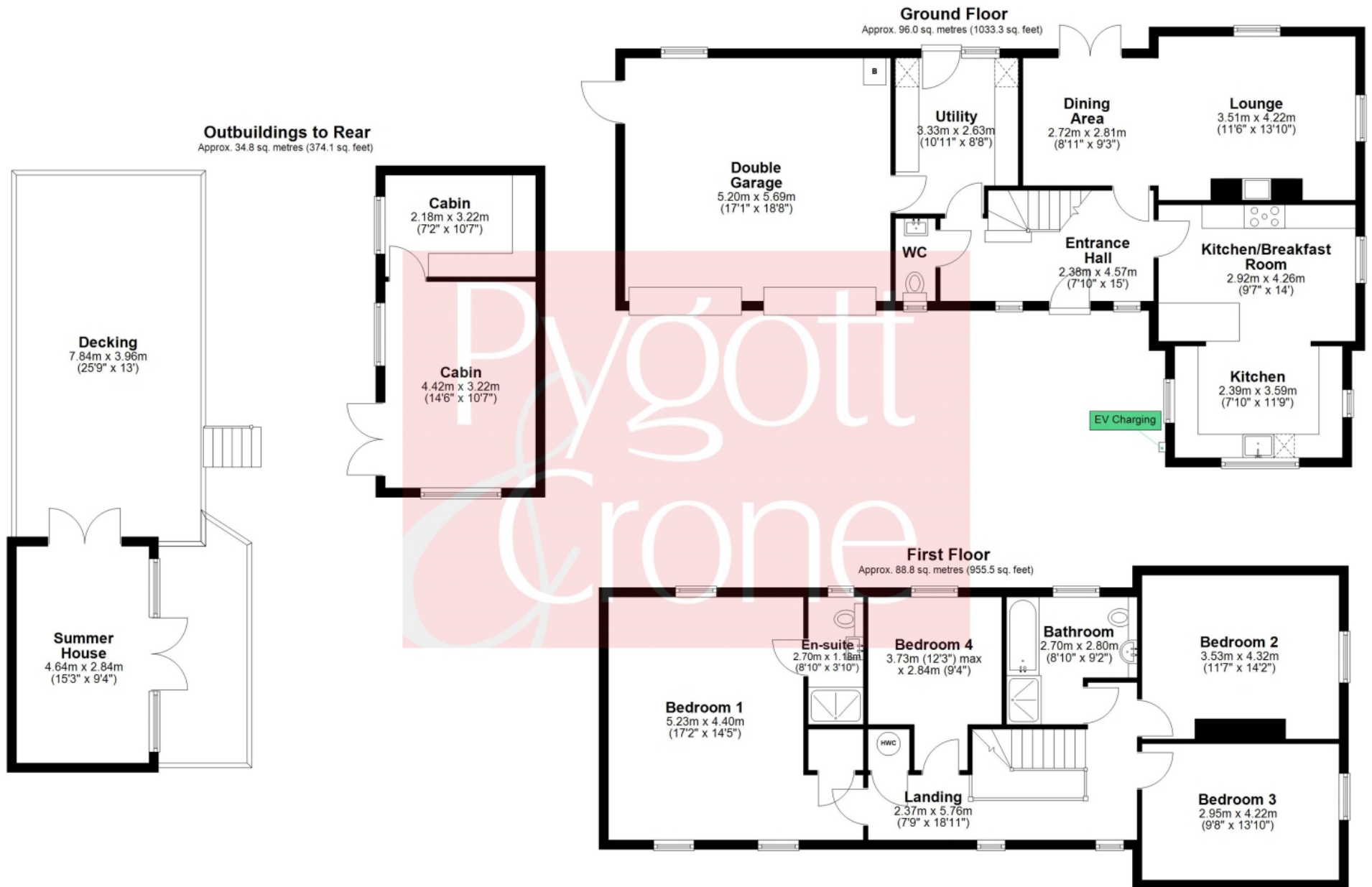


The property is approached via a private driveway providing ample off-road parking and access to the double garage. Internally, the accommodation well proportioned, ideal for modern family living. The welcoming entrance hall leads to a spacious lounge/dining room with multi fuel burner, perfect for relaxation and entertaining as the French doors open to the rear garden, while the well appointed breakfast kitchen area forms the heart of the home, offering excellent space for everyday living. Additional ground floor features include a utility room and a WC. Upstairs, the property offers four bedrooms, including a principal bedroom with ensuite facilities, complemented by a modern four piece family bathroom.

Externally, the home truly excels. The gated long driveway provides privacy and ample off road parking with gardens to the side. The private rear garden is thoughtfully designed and features a superb garden room, with a raised decking area, ideal for use as a home office, gym, studio, or entertaining space, making it perfect for today's flexible lifestyle needs.







Total area: approx. 219.5 sq. metres (2362.9 sq. feet)

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



Location



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



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