



14 Manor Drive
Holbeach, Spalding, Lincolnshire, PE12 7LY

Offers in the region of
£250,000

3 Bedroom Chalet

- Freehold
- Well-presented and versatile chalet bungalow located within easy reach of Holbeach town centre and offering excellent access to the A17
- Ample off-road parking to the front, leading to a single garage with electric roller door for secure parking and storage
- Welcoming hallway entrance with a comfortable family lounge to the front, complete with an air conditioning unit
- Flexible ground floor layout including a downstairs bedroom or home office, a modern bathroom, and a spacious breakfast kitchen with dining area
- Bright summer room and separate utility area, providing practical and enjoyable additional living space
- Two generous double bedrooms upstairs, served by a separate bathroom
- Spacious, well-maintained rear garden with patio seating area and two garden sheds, perfect for relaxing and entertaining
- EPC Rating - D, Council Tax Band - C

Click here to access the Energy Performance Certificate for 14 Manor Drive, Holbeach, Spalding, Lincolnshire, PE12 7LY



Overview

Located within easy reach of Holbeach town centre and offering excellent access to the A17, this well-presented and versatile chalet bungalow provides a superb opportunity for a wide range of buyers. Boasting generous accommodation, flexible living space and a delightful garden, this property must be viewed to be fully appreciated.

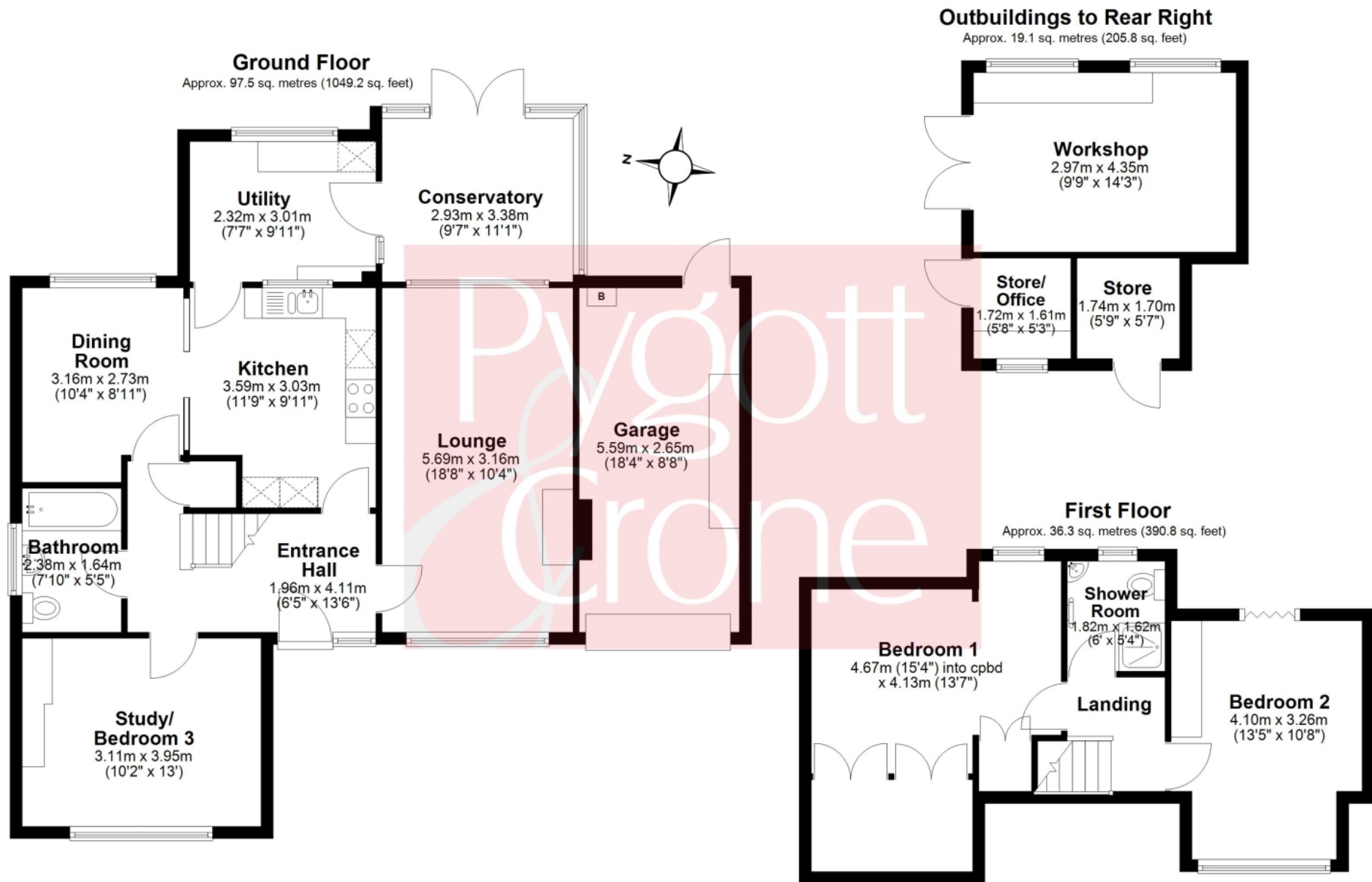


Step inside through the hallway entrance, which provides a natural flow through the home. At the front of the property is a comfortable and well-proportioned family lounge, a relaxing space to unwind, complete with an air conditioning unit to keep things cool during warmer months. Also on the ground floor is a versatile additional room, currently suited as a bedroom but equally ideal as a home office, hobby room or guest space, conveniently located close to the downstairs bathroom. To the rear of the home you'll find the real heart of the property — a spacious breakfast kitchen and dining area, perfect for everyday family life and entertaining alike. This bright and sociable space leads through to a charming summer room, where you can enjoy views over the garden all year round and the addition of a utility area. Upstairs, the property continues to impress with two generous double bedrooms, both offering comfortable living space and plenty of natural light. These are served by a separate bathroom, making the layout ideal for families or visiting guests.

Outside, the rear garden is a real highlight — spacious, well maintained and well established, offering a peaceful retreat with plenty of room to relax or entertain. A patio area is perfect for outdoor dining, while two garden sheds provide excellent storage for tools, bikes or garden furniture, the front offers ample off-road parking leading to a single garage fitted with an electric roller door, perfect for secure parking or extra storage.







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



Location



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