



31 Stockhouse Lane  
Surfleet, Spalding, Lincolnshire, PE11 4AR

£375,000

## 3 Bedroom Detached Bungalow

- Freehold
- Located in the desirable village of Surfleet, this superbly maintained three-bedroom detached bungalow offers spacious single-level living with excellent kerb appeal.
- Attractive in-and-out driveway provides generous off-road parking, mature planting, and access to a double garage.
- Well-planned and beautifully presented interior with potential to enhance or extend (subject to planning permission).
- Recently upgraded, stylish kitchen with ample storage and workspace, ideal for modern living.
- Bright and versatile lounge/dining area flowing into a large, high-ceiling conservatory overlooking the rear garden.
- Three well-proportioned bedrooms, modern family shower room, utility space, cloakroom, generous storage, new boiler, and internal access to the double garage (with water softener).
- Enclosed, low-maintenance rear garden with large patio area, plus a well-kept front garden with established trees and planting.
- EPC Rating - D, Council Tax Band - C



## Overview

Situated in the wonderful village of Surfleet, this spacious and superbly maintained three-bedroom detached bungalow is now available and offers exceptional kerb appeal from the moment you arrive.

Set back with an attractive in-and-out driveway, the property enjoys generous off-road parking, mature planting, and access to a double garage, creating an impressive first impression



Internally, the accommodation is both well planned and beautifully presented, as well as offering flexible accommodation to enhance and extend the property (subject to planning) A welcoming porch entrance leads into a central hallway, providing access to all principal rooms. The recently upgraded kitchen is stylish and well appointed, offering ample storage and workspace, ideal for modern day living. The spacious lounge and dining area has been thoughtfully designed to create a bright and versatile living space, perfect for both relaxing and entertaining. This flows seamlessly into a large conservatory with a high ceiling, allowing natural light to flood the space and providing lovely views over the rear garden. Further along the hallway, the property benefits from a useful utility space and cloakroom, along with a generous storage cupboard. There are three well-proportioned bedrooms, all tastefully presented, and a modern family shower room. The home also benefits from a recently fitted new boiler, providing added peace of mind. An internal door gives convenient access to the double garage, which also houses the water softener system.

To the rear, the enclosed garden has been designed for ease of maintenance while still offering a pleasant outdoor retreat. It features a large patio area ideal for outdoor dining, alongside a selection of plants and shrubs adding colour and character. The front garden is equally well maintained, with established trees and planting enhancing the property's attractive frontage and offers an in and out driveway with access to Double garage.

This delightful bungalow offers spacious single-level living in a desirable village location and is ideal for those seeking comfort, practicality, and a home ready to move straight into.

Early viewing is highly recommended.

“The sale is subject to Letters of Administration which is to be applied for but has not been granted yet.”







## Location



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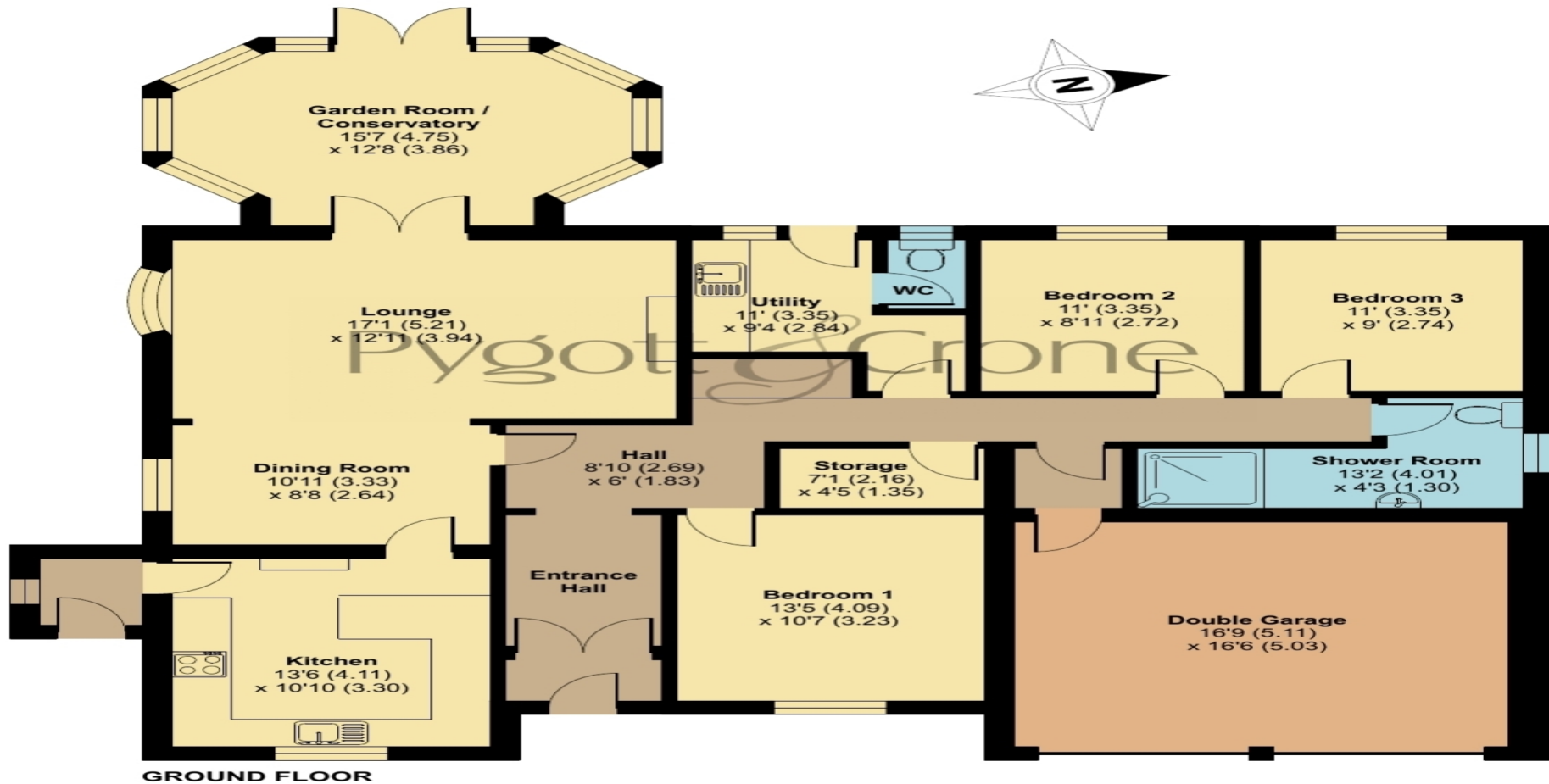
# Stockhouse Lane, Surfleet, Spalding, PE11

Approximate Area = 1518 sq ft / 141 sq m

Garage = 275 sq ft / 25.5 sq m

Total = 1793 sq ft / 166.5 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). © nichecom 2026. Produced for Pygott & Crone. REF: 1419344

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**31 Stockhouse Lane, Surfleet**  
is on the market with our Spalding branch

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