



11 Lime Grove
Holbeach, Spalding, Lincolnshire, PE12 7NG

£335,000

3 Bedroom Detached House

- Freehold
- Situated on a generous plot within the popular market town of Holbeach, close to local amenities, schools and transport links.
- Immaculately presented three bedroom detached family home offering spacious and versatile accommodation throughout.
- Large lounge featuring an attractive fireplace, creating a warm and inviting living space.
- Spacious kitchen and dining area ideal for family living and entertaining guests.
- Additional games room/summer room providing flexible extra reception space, plus separate utility room and cloakroom.
- Three well-proportioned bedrooms to the first floor served by a modern four-piece family bathroom suite.
- Enclosed rear garden offering privacy and outdoor enjoyment, along with a double garage providing ample parking and storage.
- EPC Rating - D, Council Tax Band - C



Click here to access the Energy Performance Certificate for 11 Lime Grove, Holbeach, Spalding, Lincolnshire, PE12 7NG

Overview

Situated on a substantial plot within the highly sought-after market town of Holbeach, this immaculately presented three bedroom detached home offers spacious and versatile accommodation ideal for family living. Conveniently located close to local amenities, reputable schools and excellent transport links, the property perfectly combines comfort with convenience.



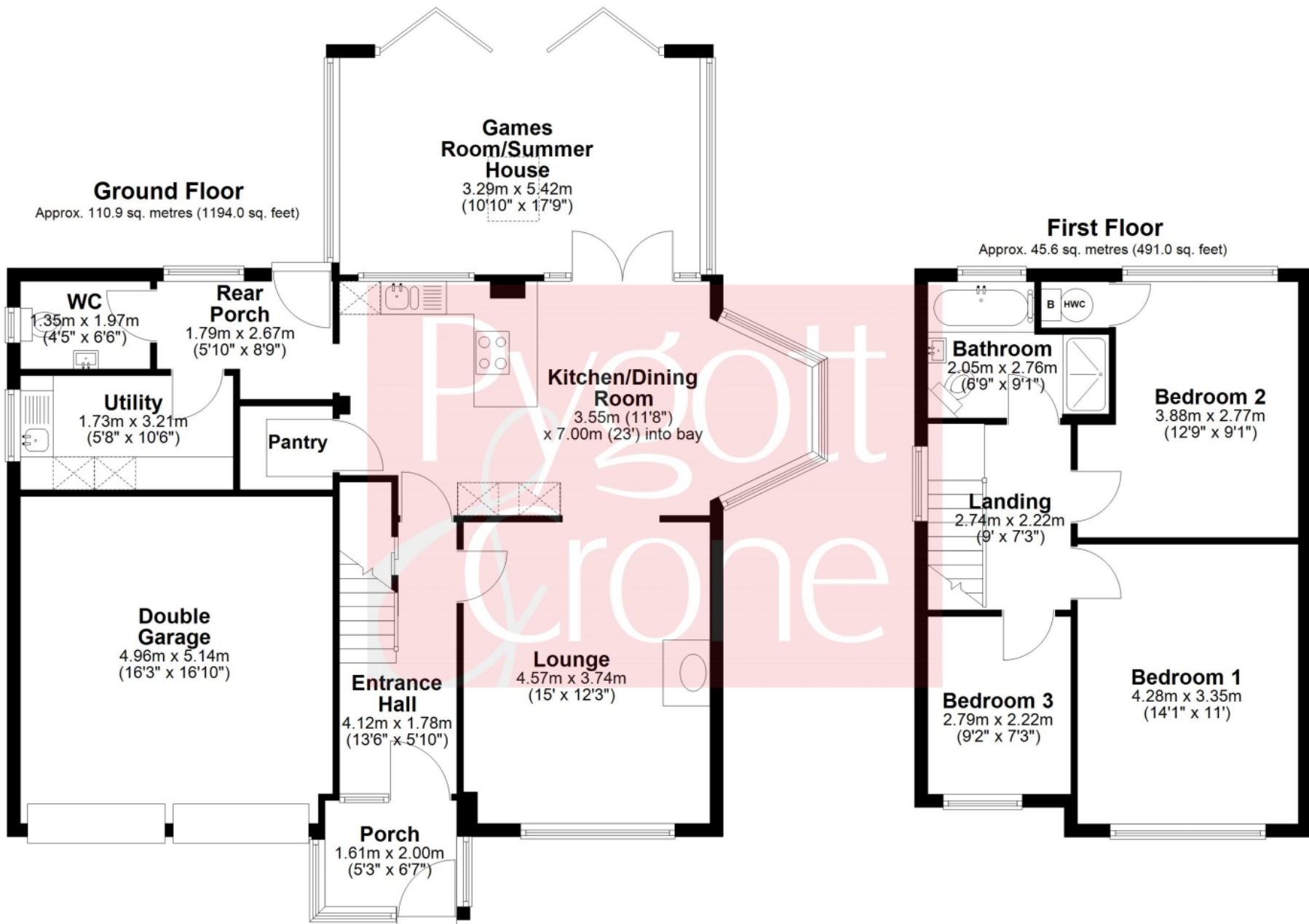
Upon entering, the welcoming interior immediately impresses. The generous lounge provides a warm and inviting space, complete with a feature fireplace, ideal for relaxing evenings. To the rear, a spacious kitchen and dining area offers the perfect setting for both everyday living and entertaining. A fantastic addition to the home is the games room/summer room, providing flexible extra living space with views over the garden. A practical utility room and cloakroom complete the ground floor accommodation. Upstairs, there are three well-proportioned bedrooms, all thoughtfully presented, alongside a stylish four-piece family bathroom suite comprising bath, separate shower, wash hand basin and WC.

Externally, the property continues to impress with its enclosed large rear garden, offering a private and secure space for families and outdoor entertaining. A double garage provides ample parking and storage.

This superb home truly must be viewed to fully appreciate the space, presentation and plot on offer.





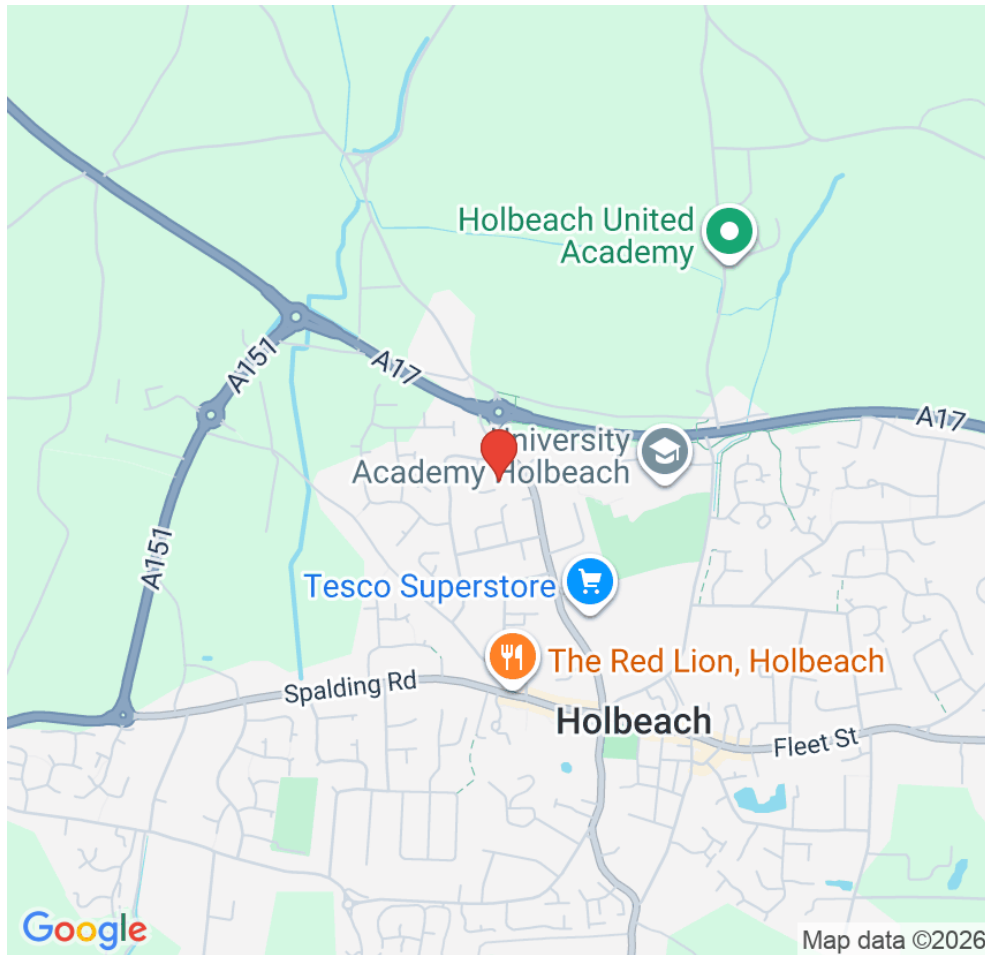


Total area: approx. 156.5 sq. metres (1685.1 sq. feet)

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



Location



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