



37 St. Bedes Drive
Boston, Lincolnshire, PE21 9QH

£285,000

4 Bedroom Detached House

- Freehold
- Four Bedroom Detached Family Home
- Fantastic Location Close To The Pilgrim Hospital
- Driveway and Garage
- Gas Central Heating
- Spacious Rooms
- Viewing Advised
- Close To Schools
- EPC Rating - C, Council Tax Band - D

[Click here to access the Energy Performance Certificate for 37 St. Bedes Drive, Boston, Lincolnshire, PE21 9QH](#)



Overview

Situated close to Pilgrim Hospital, this spacious four-bedroom property offers well-proportioned accommodation throughout, making it an ideal choice for families looking for a home with flexible living space.

The ground floor comprises an entrance hall, a generous lounge, separate dining room, kitchen, utility room and a convenient ground floor WC.

To the first floor are four bedrooms, with the principal bedroom benefiting from an en-suite shower room. The remaining bedrooms are served by a separate family bathroom.



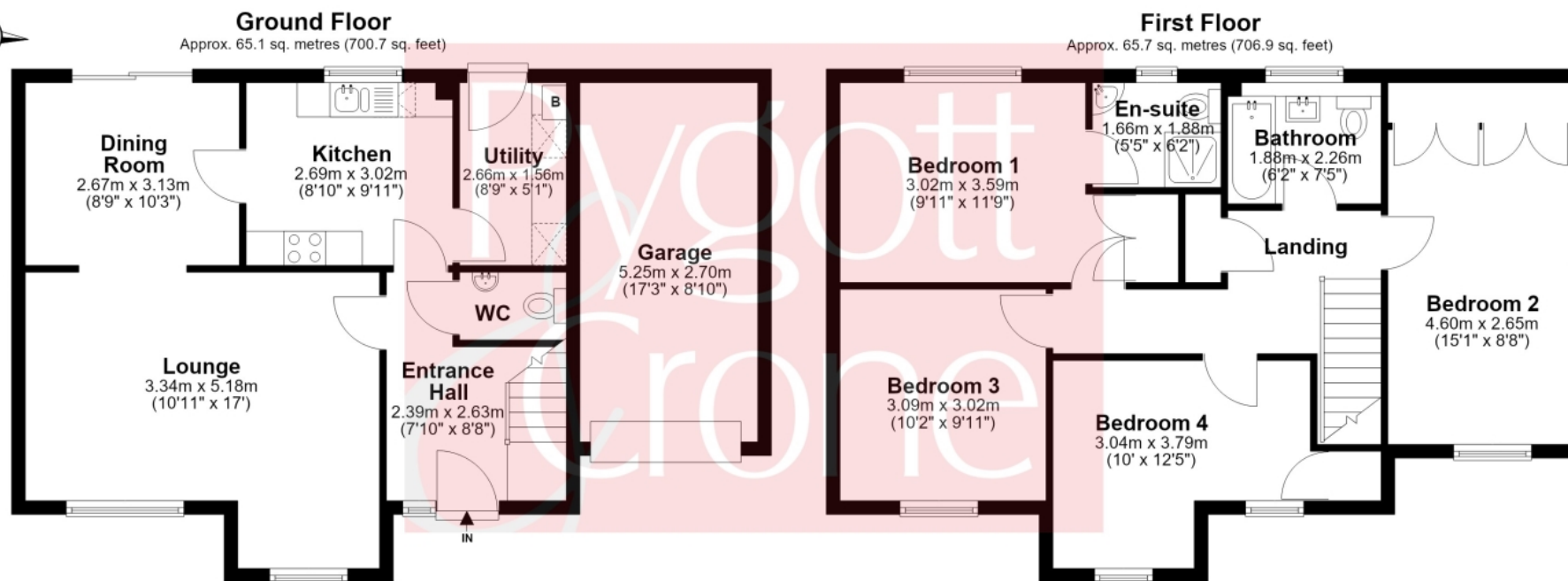
Outside, the property benefits from a driveway providing off-road parking and a garage. The rear garden is laid to lawn, providing a pleasant outdoor space for relaxing and family activities.

The property is conveniently positioned close to Pilgrim Hospital and local amenities, with gas central heating.

Agents Note: The property is currently occupied by a tenant. The seller intends to provide vacant possession on completion; however, the tenant's departure date has not yet been confirmed. Any proposed completion date will depend on the tenancy being lawfully ended and vacant possession being obtained. Prospective purchasers should ask their conveyancer to verify the position before exchanging contracts.





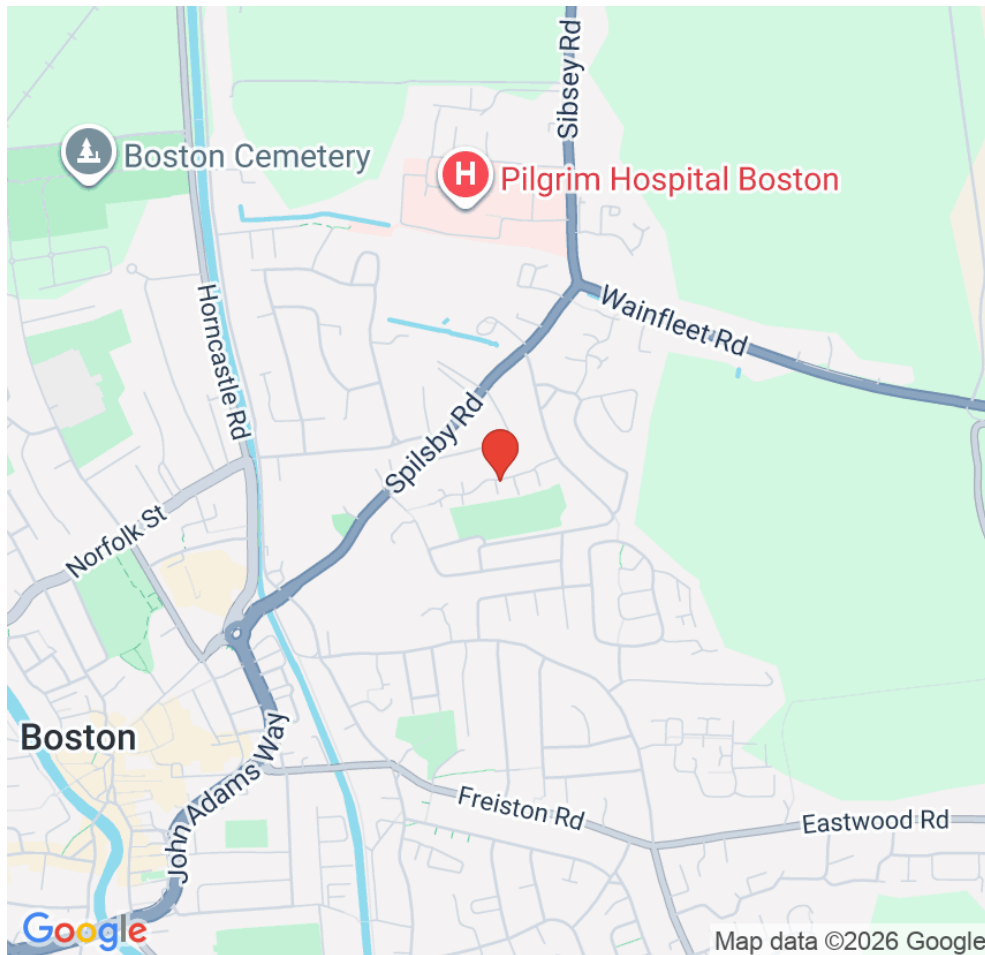


Total area: approx. 130.8 sq. metres (1407.6 sq. feet)

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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