



37 Lenton Way
Frampton, Boston, Lincolnshire, PE20 1AU

£185,000

3 Bedroom Semi-Detached House

- Freehold
- 3 Bedroom Semi-Detached
- Driveway and Large Garden
- Spacious Property
- Frampton Village Location
- Gas Central Heating, Downstairs Cloakroom
- Viewing Advised
- Lounge and Dining Room
- EPC Rating - D , Council Tax Band - A

[Click here to access the Energy Performance Certificate for 37 Lenton Way, Frampton, Boston, Lincolnshire, PE20 1AU](#)



Overview

Situated in the popular village of Frampton, this well-presented property offers spacious and versatile accommodation arranged over two floors, comprising three bedrooms, two reception rooms and a particularly generous rear garden. Further benefits include a driveway providing off-road parking, a detached outbuilding and gas central heating, whilst the bathroom has been modernised.

The ground floor accommodation comprises an entrance hall, a comfortable lounge and a separate dining room, providing two distinct reception spaces. The kitchen is fitted with a range of units and work surfaces, with a ground floor WC completing the downstairs layout.

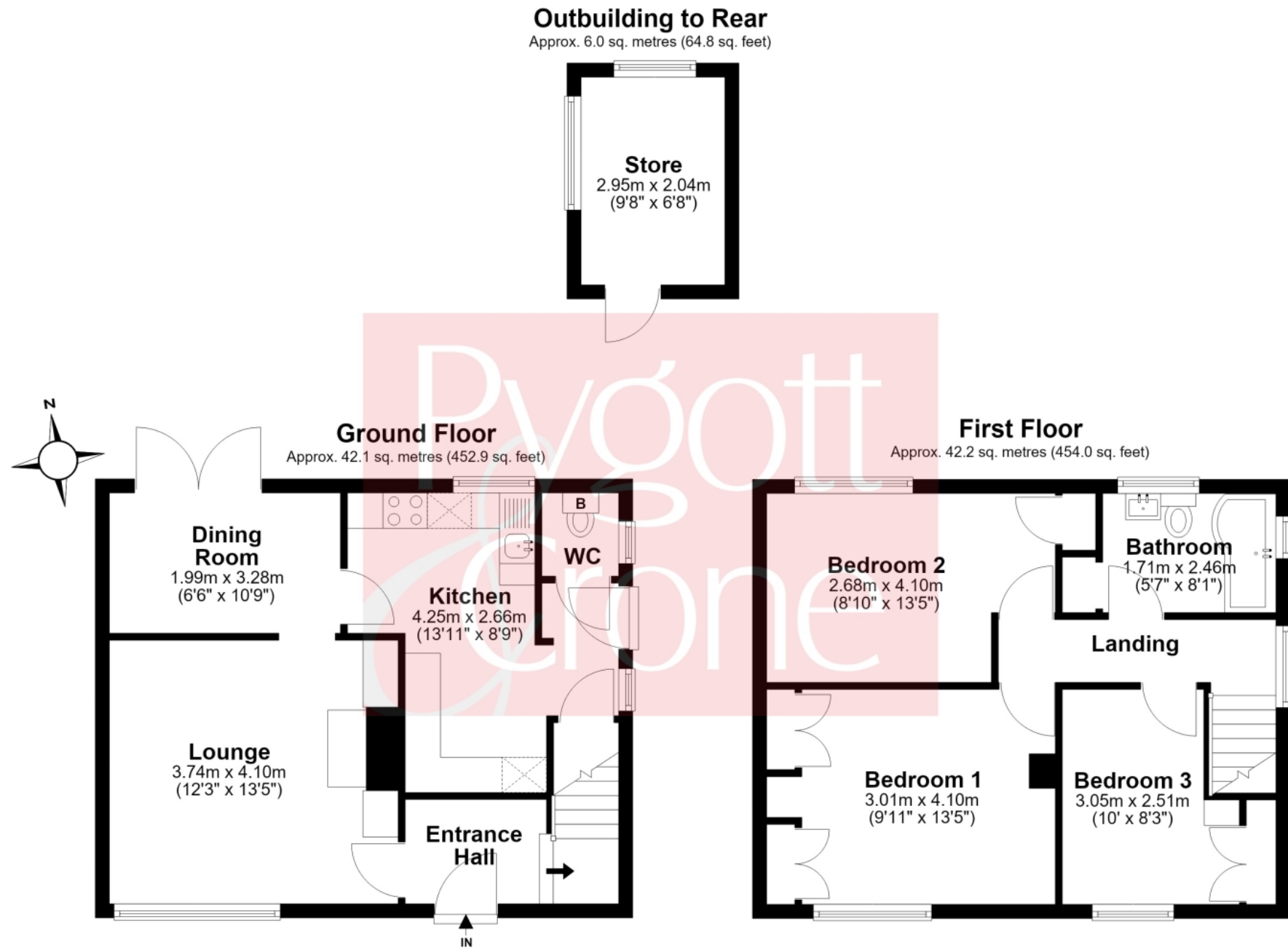
To the first floor, the landing leads to three bedrooms and the modernised family bathroom.

Outside, the property enjoys a front garden alongside a driveway providing off-road parking. The particularly generous rear garden offers plenty of outdoor space, with a detached outbuilding providing useful additional storage.

Offering three bedroom accommodation, two reception rooms and excellent outside space, this property is well positioned within the sought-after village of Frampton.







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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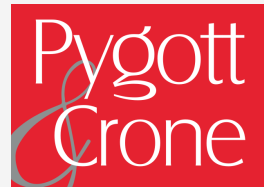
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is on the market with our Boston branch

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