



37 AMBASSADOR WALK

SPALDING, PE11 3WH

£199,950
FREEHOLD

A beautifully presented three bedroom townhouse in Spalding offering modern living across three floors, featuring a spacious kitchen/diner, bright lounge, master bedroom with en-suite, and high-quality upgraded internal doors throughout. Benefiting from an enclosed rear garden and allocated parking, this property is ideally located close to local schools, amenities, and transport links, making it perfect for first-time buyers, families, or investors.

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- Three bedroom townhouse
- Master bedroom with en-suite
- Modern kitchen/diner with garden access
- Spacious lounge
- Enclosed rear garden
- Allocated parking
- Beautifully presented throughout
- Ideal first-time buyer or investment property
- Popular Spalding location
- Call

Today



Summary

3 Bedroom Town House for Sale in Spalding | Modern Home | En-Suite | Allocated Parking | Enclosed Garden
37 Ambassador Walk, Spalding, Lincolnshire, PE11 3WH

This beautifully presented three bedroom townhouse is located in a popular residential area of Spalding and offers spacious accommodation across three floors, making it an ideal family home, first-time purchase, or buy-to-let investment.

The property benefits from a modern interior throughout, with the current owners having upgraded the home to a high standard, including high quality internal doors with a stunning contemporary finish.

Ground Floor

The accommodation begins with a bright and welcoming:

Lounge – 5.23m x 3.18m (17'2" x 10'5") – Window to front

Kitchen/Diner – 4.22m x 3.18m (13'10" x 10'5") – Modern fitted kitchen with space for dining, double doors opening onto the rear garden

WC – Convenient ground floor cloakroom

Hallway & Storage

First Floor

Bedroom 2 – 4.32m x 3.23m (14'2" x 10'7") – Two

windows to rear, built-in storage cupboard

Bedroom 3 – 3.02m x 2.26m (9'11" x 7'5") – Window to front

Family Bathroom – Modern suite

Landing with Storage

Inner Hallway – 1.70m x 1.96m – Leading to the top floor

Second Floor

Master Bedroom (Bedroom 1) – 6.15m x 4.32m (20'2" x 14'2") – Spacious top floor suite

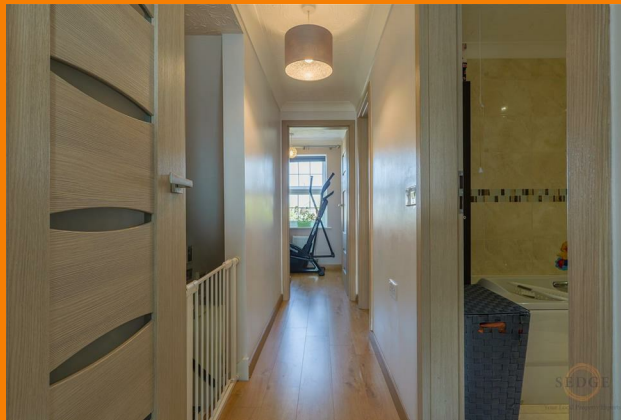
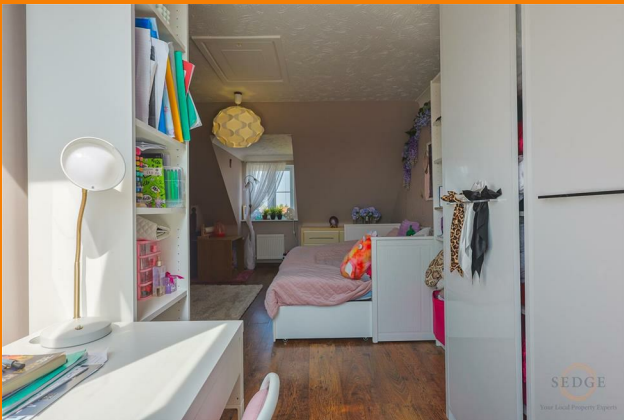
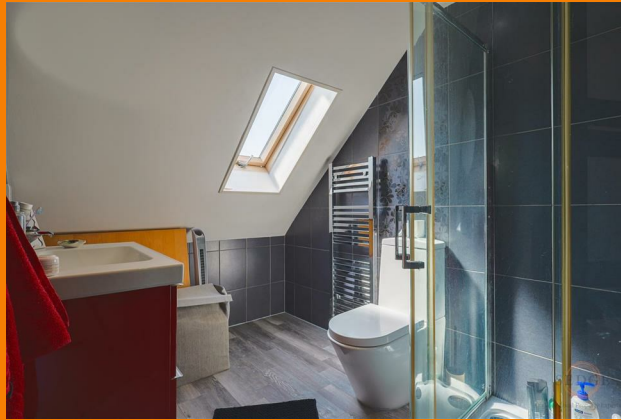
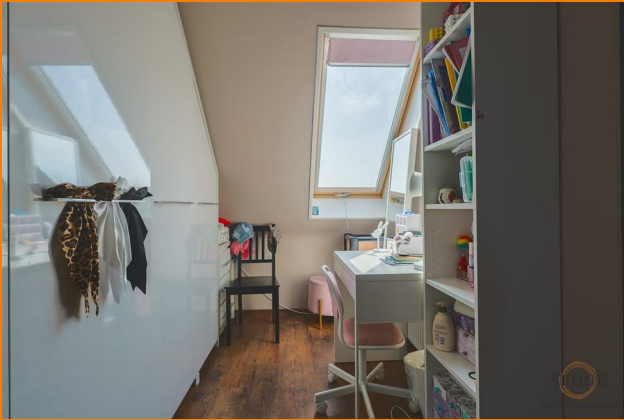
En-Suite Shower Room – Window to rear Outside

The property benefits from an enclosed rear garden, ideal for families and outdoor entertaining, along with allocated parking.

Location

Situated in Spalding, Lincolnshire, this home is within easy reach of local schools, shops, and amenities, as well as transport links to Peterborough, Boston, and surrounding villages. Spalding is a well-regarded market town known for its riverside walks, community feel, and convenient commuter access.

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ADDITIONAL INFORMATION

Local Authority – South Holland

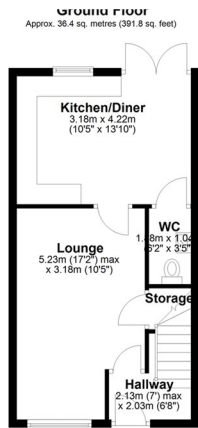
Council Tax – Band C

Viewings – By Appointment Only

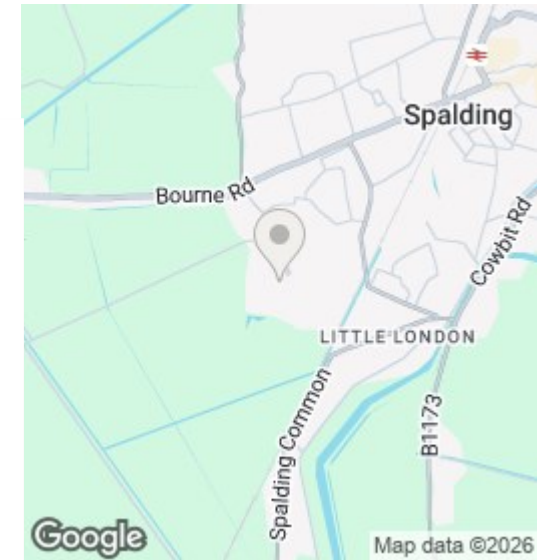
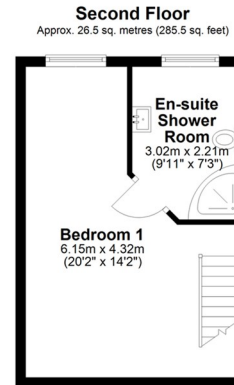
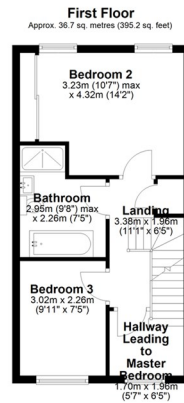
Floor Area – sq ft

Tenure – Freehold





Total area: approx. 99.6 sq. metres (1072.5 sq. feet)
37 Ambassador



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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