

28 CHAPPELL ROAD

SPALDING, PE11 3ER

£199,950
FREEHOLD

Chain Free – Three Double Bedrooms – Large Garden with Home Bar Shed – Ample Parking

A beautifully presented three-bedroom semi-detached home in Deeping St Nicholas, offering two reception rooms, a modern kitchen, three genuine doubles, and air conditioning in the master. Outside boasts ample parking and a fully enclosed rear garden with an electrified shed, perfect as a bar or hobby space. Benefits include a brand new oil boiler, UPVC double glazing, and extension potential (STPP).

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- Chain free sale • Three double bedrooms • Two spacious reception rooms • Modern fitted kitchen • Air conditioning in master bedroom • Brand new oil-fired boiler • UPVC double glazed windows throughout • Ample off-road parking • Large fully enclosed rear garden with electrified shed/home bar • Potential to extend to the rear (subject to planning permission)



Summary

Immaculately Presented Three Bedroom Semi-Detached Home – Deeping St Nicholas (Chain Free)

This beautifully maintained three-bedroom semi-detached property is offered to the market chain free and boasts modern living with a fresh and stylish finish throughout. Ideally situated in the popular village of Deeping St Nicholas, the home combines generous living space with excellent outdoor areas, making it perfect for families and those who love to entertain.

The property enjoys ample off-road parking to the front and a large, fully enclosed rear garden, complete with a high-quality garden shed that benefits from full electrics—perfectly set up as a home bar or hobby space.

Inside, the accommodation is well laid out across two floors:

Ground Floor

Entrance Hall – with useful storage cupboard and stairs to the first floor.

Dining Room (3.35m x 3.02m) – a bright and welcoming space with a front aspect window.

Lounge (4.45m x 3.63m) – a spacious reception room with front aspect

window.

Kitchen (5.97m x 1.78m) – modern and well-fitted, located to the rear of the home with direct access to the garden.

First Floor

Bedroom One (3.43m x 3.56m) – a generous double bedroom with front aspect window and air conditioning.

Bedroom Two (3.33m x 3.02m) – another double bedroom with front aspect window.

Bedroom Three (3.20m x 2.84m) – double bedroom overlooking the rear garden.

Bathroom (2.77m x 1.83m) – fitted with a modern suite and rear aspect window.

Landing – with storage cupboards and rear aspect window.

Additional benefits include:

Chain free sale

Brand new oil-fired boiler

UPVC double glazed windows throughout

Three genuine double bedrooms

Two reception rooms

Air conditioning to the master bedroom

Potential to extend to the rear (subject to planning permission)

This is a fantastic opportunity to secure a move-in ready, chain free family home in a sought-after village location, with excellent commuter links and amenities nearby.

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ADDITIONAL INFORMATION

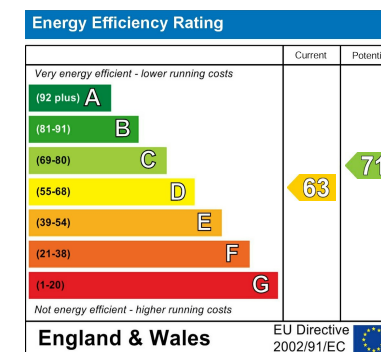
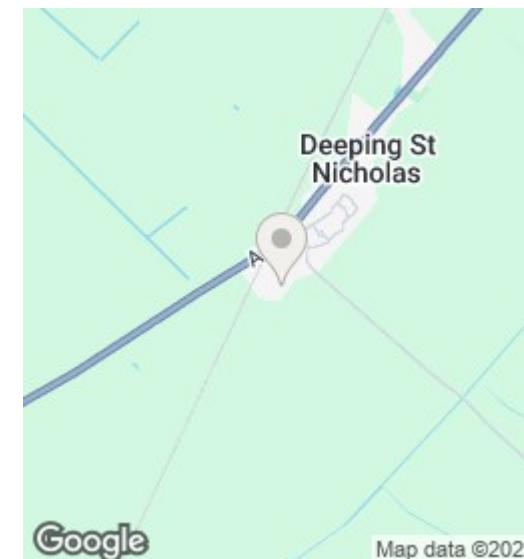
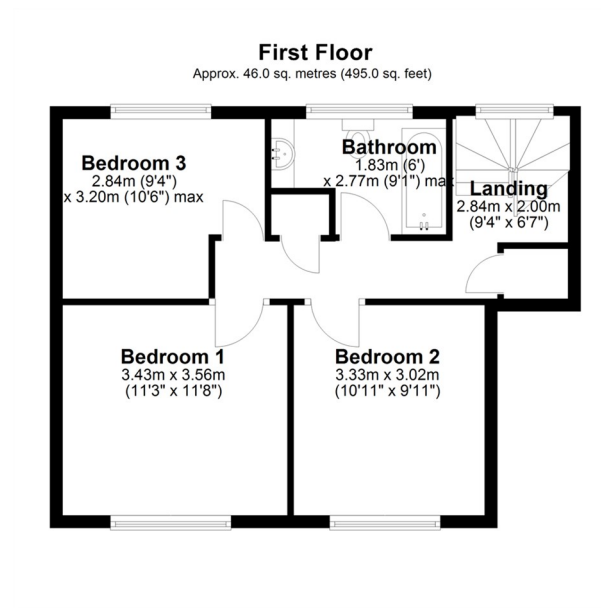
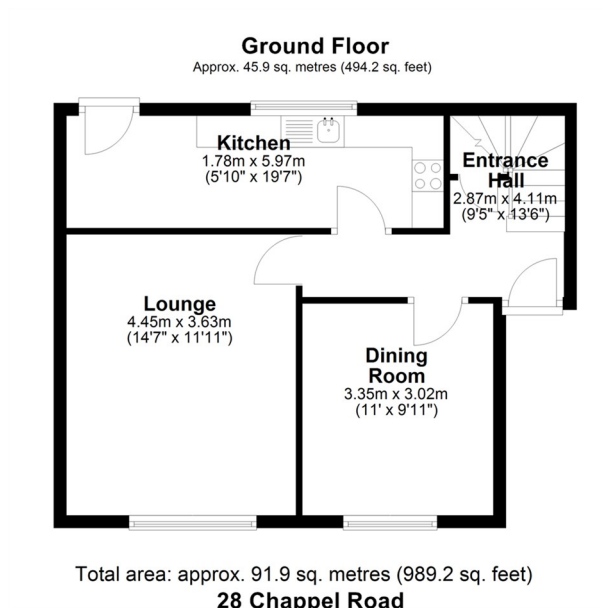
Local Authority – South Holland

Council Tax – Band A

Viewings – By Appointment Only

Floor Area – sq ft

Tenure – Freehold



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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