





WEST VIEW LANGRICK ROAD

BOSTON, PE20 3SG

£260,000

FREEHOLD

NO ONWARD CHAIN | THREE-BEDROOM DETACHED BUNGALOW | HUBBERTS BRIDGE | OPEN-PLAN LOUNGE/DINER | UTILITY ROOM | LARGE WORKSHOP | AMPLE OFF-ROAD PARKING

Sedge Estate Agents are delighted to offer for sale this spacious three-bedroom bungalow, situated in the highly sought-after location of Hubberts Bridge, just outside Boston.

Offered to the market with NO ONWARD CHAIN, this attractive property provides generous single-storey accommodation, making it an ideal purchase for downsizers, families or buyers seeking the convenience of bungalow living.

The property boasts a stunning open-plan lounge/diner, providing an excellent space for relaxing and entertaining, together with a fitted kitchen, separate utility room, three generous bedrooms and a family bathroom.

Externally, the property continues to impress with a large amount of off-road parking, an enclosed rear garden and a substantial workshop, offering excellent additional storage or workspace.

Location

WEST VIEW LANGRICK ROAD

• Three Bedroom Detached Bungalow • Large Amount of Off-Road Parking • Enclosed Rear Garden • Generously Sized Bedrooms • Excellent Semi-Rural Location • Close to The Wheatsheaf Pub • Excellent Road Links to Boston • Ideal for Downsizers, Families or Those Seeking Single-Level Living • Call Today





Summary

NO ONWARD CHAIN | THREE-BEDROOM DETACHED BUNGALOW | 25FT OPEN-PLAN LOUNGE/DINER | LARGE DRIVEWAY | SUBSTANTIAL WORKSHOP | ENCLOSED REAR GARDEN

Sedge Estate Agents are delighted to offer for sale this spacious three-bedroom detached bungalow, situated in the highly convenient location of Hubberts Bridge, just outside Boston. Offered to the market with NO ONWARD CHAIN, West View presents an excellent opportunity for buyers seeking generous single-storey accommodation, extensive off-road parking and versatile outside space.

A particular highlight of the property is the impressive open-plan lounge/diner, measuring approximately 7.52m x 5.08m. This superb reception space provides an ideal setting for both everyday living and entertaining, with windows to the front, side and rear allowing plenty of natural light to fill the room and creating a wonderful sense of space.

The remaining accommodation comprises three generously proportioned bedrooms, a fitted kitchen, useful separate utility room and family bathroom. Bedroom One measures approximately 5 metres in length, while Bedrooms Two and Three also offer excellent versatility for family members, guests or those requiring a home office.

Externally, the property offers a substantial workshop, providing excellent additional space for hobbies, storage, DIY projects or a home-working environment, subject to any necessary consents.

The driveway is another major feature, providing extensive off-road parking with ample space for several vehicles and potentially a caravan, trailer or recreational vehicle.

To the rear, the property benefits from a good-sized enclosed garden, offering a private outdoor space for relaxing, gardening and entertaining.

A FANTASTIC LOCATION

West View enjoys a desirable position in Hubberts Bridge, offering a peaceful semi-rural setting while remaining within easy reach of Boston and the surrounding villages.

The property is conveniently located close to Boston West Golf Centre, offering excellent golfing and leisure facilities, together with the popular Wheatsheaf Inn. Road links provide convenient access into Boston and neighbouring villages, making this an appealing location for commuters and those seeking a balance between countryside living and everyday convenience.

With its impressive open-plan lounge/diner, three generous bedrooms, substantial workshop, extensive driveway and enclosed rear garden, West View offers a fantastic opportunity to acquire a spacious detached bungalow in a popular semi-rural location.

Offered with NO ONWARD CHAIN. Early viewing is highly recommended. Contact Sedge Estate Agents today to arrange your appointment.

WEST VIEW LANGRICK ROAD























WEST VIEW LANGRICK ROAD

ADDITIONAL INFORMATION

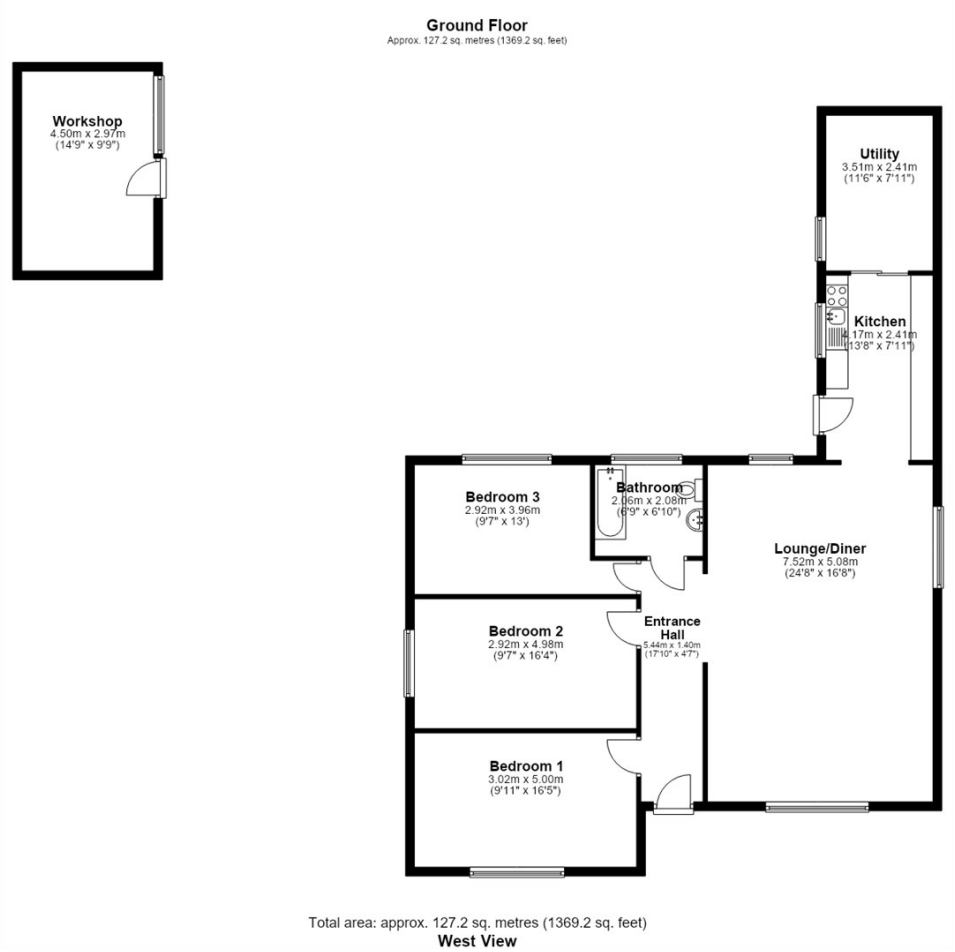
Local Authority – Boston Borough

Council Tax – Band C

Viewings – By Appointment Only

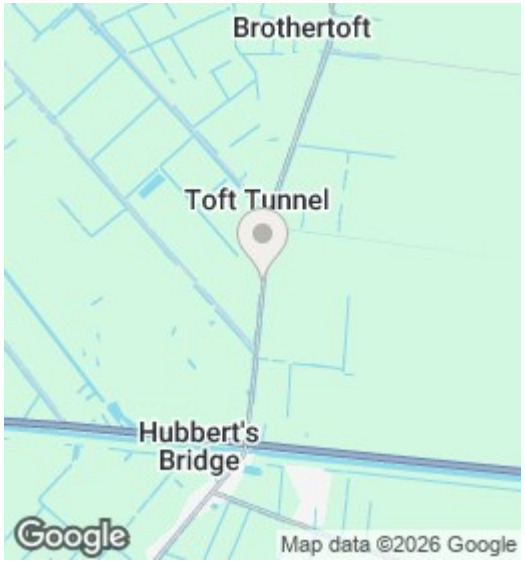
Floor Area – sq ft

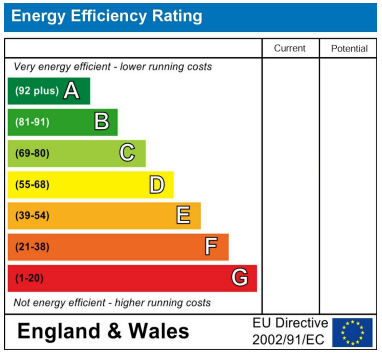
Tenure – Freehold



Total area: approx. 127.2 sq. metres (1369.2 sq. feet)

West View





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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