



33 FREISTON ROAD BOSTON, PE21 0JG

**£120,000
FREEHOLD**

Refurbished End-Terrace Home Close to Boston Town Centre – No Chain

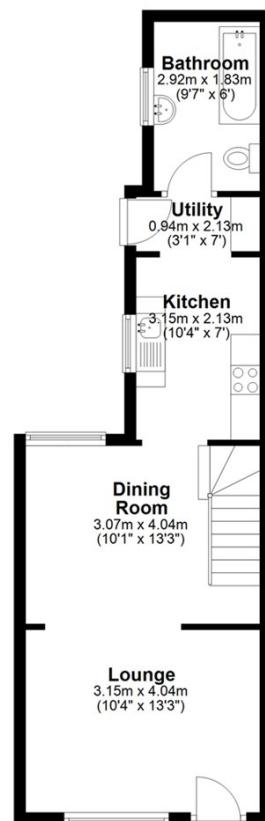
This recently refurbished end-terrace property is ideally located within walking distance of Boston Town Centre.

The well-presented accommodation includes a spacious lounge, separate dining room, stylish re-fitted kitchen, rear entrance lobby, modern bathroom, and two generously sized bedrooms.

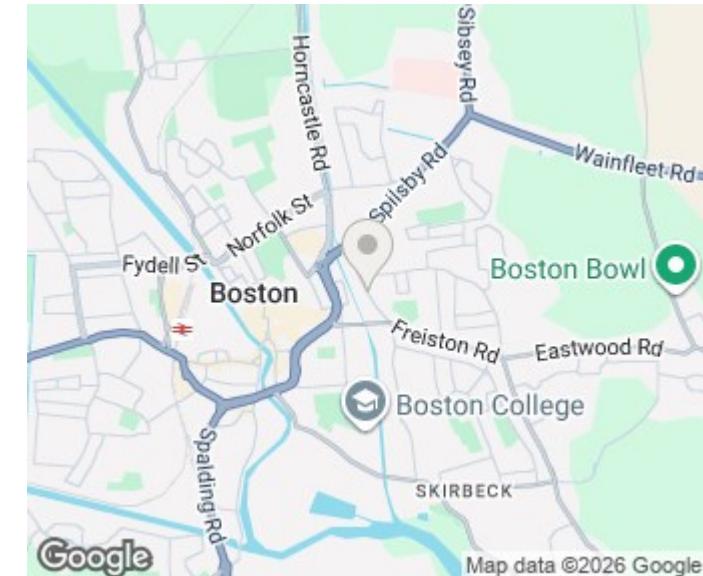
Outside, the property offers a private enclosed courtyard to the rear—ideal for low-maintenance outdoor space. Further benefits include gas central heating and double glazing throughout.



Ground Floor
Approx. 40.2 sq. metres (432.7 sq. feet)



Total area: approx. 67.7 sq. metres (729.1 sq. feet)
133 Firestone



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		82
(69-80)	C		
(55-68)	D		
(39-54)	E		55
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
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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