



Radcliffe Close

Stamford, PE9 1AR

**£350,000**

Richardson

## Radcliffe Close

Stamford, PE9 1AR

A detached 3 bedroom bungalow offered with no chain, only a short walk from Stamford town centre and all the amenities it has to offer. The bungalow has been well maintained and benefits from gas central heating with a Worcester Bosh combination boiler, modern kitchen with built in appliances, shower room and a conservatory. The accommodation comprises reception hall, lounge, 3 bedrooms, shower room, kitchen, side lobby, conservatory and utility area, Externally the property is set behind a dwarf wall with driveway to the side providing off road parking and leading to garage with fiberglass roof. Enclosed rear garden with summer house, shed and pergola.

Reception hall

Lounge

14'4" x 12'0" (4.37m x 3.66m)

Bedroom/study

10'1" x 8'1" (3.07m x 2.46m)

Bedroom

13'0" x 9'11" (3.98m x 3.04m)

Bedroom

14'2" x 8'11" (4.32m x 2.72m )

Shower room

Kitchen

11'10" x 9'2" (3.63m x 2.8m)

Side lobby





Conservatory  
14'1" x 8'7" (4.30m x 2.62m)

Garage/utility  
18'7" x 8'5" (5.67m x 2.59m )

#### External details

Set behind a dwarf wall with lawns & shrubs and driveway providing off road parking leading to the the garage. Enclosed rear garden offering a good degree of privacy with summer house, shed and pagoda.

#### Council Tax

South Kesteven Council Tax Band C

#### Services

All main services are connected

#### Tenure

Freehold

#### Communications

According to Ofcom: Ultrafast Full Fibre is available

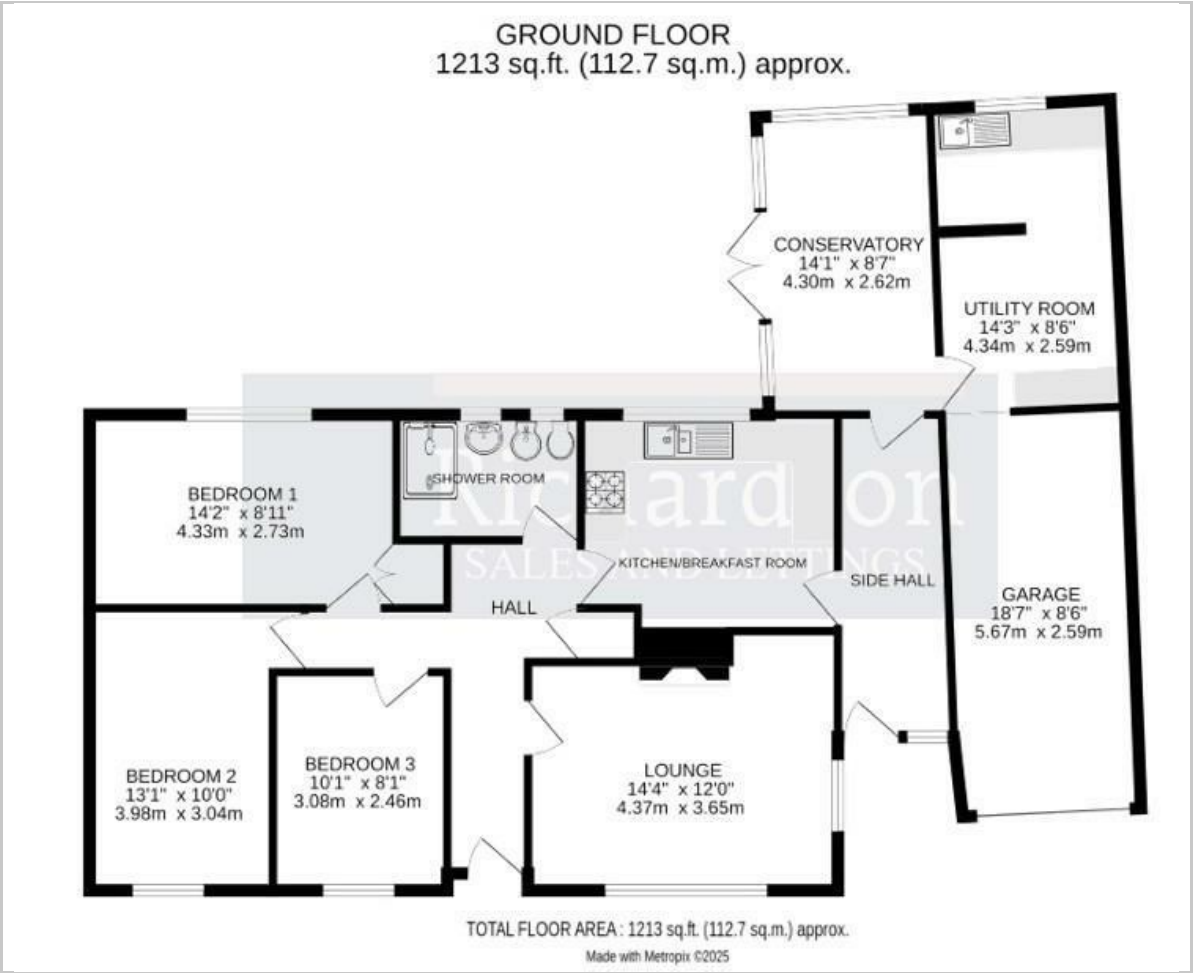
According to Ofcom: Mobile coverage is is Likely with EE, Three, O2 and Vodafone

#### Viewing

Telephone appointment with Richardson  
post@richardsonsurveyors.co.uk



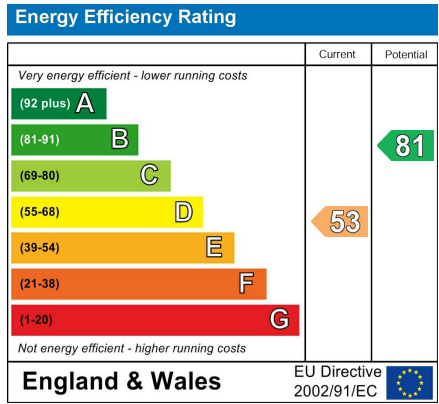
Floor Plan



Area Map



Energy Efficiency Graph



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**MONEY LAUNDERING REGULATIONS** intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that no delay in agreeing a sale.

Sheep Market House Sheep Market, Stamford, Lincs, PE9 2RB

[www.richardsonsurveyors.co.uk](http://www.richardsonsurveyors.co.uk)

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