



BRITISH
PROPERTY
AWARDS

2018



GOLD WINNER

ESTATE AGENT
IN STAMFORD

nest
ESTATES



Chestnut Gardens,

Stamford, PE9 2JY

Offers in Excess of £595,000

SUMMARY

- Privately Located
- Four Bedroom Detached Family Home
- Extensive Off Road Parking
- South Facing Rear Garden
- Double Garage
- Dining Room, Conservatory & Living Room
- Kitchen & Utility Room
- Downstairs WC, Family Shower Room & En Suite





***** PRIVATELY LOCATED *** SOUTH FACING REAR GARDEN *** EXTENSIVE OFF ROAD PARKING *****

Beautifully presented four bedroom detached family home. The ground floor comprises; Entrance Hall, Downstairs WC, Open Plan Kitchen Dining Room, Living Room, Conservatory, Double Garage that has two electric garage doors and also has access to the Utility Room. The first floor comprises; Landing, Four Bedrooms, En Suite to the master bedroom & a Family Shower Room.

The front of the property offers extensive parking for numerous vehicles and has two side gates that provide access to the rear garden. The south facing rear garden offers a good degree of privacy, with an artificial lawn area, gravel borders, raised flower beds, decked seating area, large patio area with high spec outside kitchen and a timber shed for storage.

The historic market town of Stamford with from many shops, garden centres, churches, public houses and hotels to be found, along with indoor swimming pool, leisure centre and good medical facilities. Other recreational amenities in the area include several golf courses, Burghley House and Rutland Water between Stamford and Oakham for fishing, sailing and other pursuits.

Not only benefiting from excellent primary & secondary schools near by, education in the town is exceptional, provided by the renowned Stamford Endowed Schools. Additional state and independent schooling can be found in nearby market towns such as Bourne, Market Deeping and Oakham. High speed trains from Peterborough (only 15 miles away) to London Kings Cross take approximately 46 minutes; ideal for the commuter. The A1 road is only 0.2 miles away.



Tenure:

EPC Rating:

Council Tax Band:

Local Authority:

Services:

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Total area: approx. 178.0 sq. metres (1915.7 sq. feet)

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