

4 bed house (unspecified) to buy in PE12

Church Gate, Whaplode, Spalding, Lincolnshire, PE12 6TA

£550,000 Starting Bid

x 4 x 3 x 3

Tenure

Freehold

Allocated parking

Property features

- Being Sold via 'Secure Sale'
- Immediate 'exchange of contracts' available
- Unique Design with multiple
- Private Driveway with feature turning space
- EPC Rating D

Key Information

- Council Tax: Band E
- EPC Rating: D
- Heating supply: Electric
- Electric supply: National Grid
- Water supply: Direct mains water
- Mobile signal: Good

Arrange a viewing

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- Flexible viewing slots
- Accompanied viewings

Description

This very unique family home designed with distinction for the current owners in the 1970's sits in its own grounds stretching to 3/4 of an acre. It boasts a small orchard of plum, apple, damson, pear and apricot trees and a walled vegetable garden.

The garden has been designed with a variety of entertaining areas including an in-built BBQ and large seating area and a smaller, secluded walled al fresco dining area surrounded by trees. A fishpond with views over the fields and a small wood provide a beautiful, contemplative seating area.

There are 3 large garages, a garden shed, workshop, spacious wine cellar and hobby room. The 2 garage block has potential to be converted into living accommodation.

There is plenty of scope to create a truly personal family home with areas of interest for all the family.

The Setting

The house is accessible via a private driveway, with a central island and is block paved. One of the garages is integral to the house, complete with tiled floor, which could be transformed into a multi purpose space, quite possibly a gym.

This one of a kind family home sits close to the village's large, Norman church which has an active community and is full of history. The village also boasts a primary school, couple of shops, petrol stations, a Chinese takeaway and an Indian restaurant. It has access to 2 local market towns - Holbeach 2 miles away and Spalding 6 miles away. Spalding has a small train station , with regular trains to Peterborough where you can connect to travel to London in just under an hour. Trains run from Spalding to Lincoln too.

The wider area has access to many secondary schools and academies. Spalding sits on the river Welland and has a river boat taxi. Historically Ayscoughee museum and gardens provides a fascinating glimpse into Spalding's past. Close to the town is the Springfields shopping outlet, a number of gastro pubs, cinema in the local civic centre along with numerous sporting facilities.

The Property

Step inside this unique home to a stylishly tiled entrance hall, flooded with light from floor to ceiling windows and doors. The hall is the central feature to the home, where the various wings of the property unite. To the right you can freshen up in the cloakroom with cupboard space for shoes and storage for coats; enter the garage or ascend the stairs to a large room, currently a TV room, but has the potential to be designed for the way your family requires.

The floor to ceiling windows and doors throughout breathe light and spaciousness into every room giving an sense of well being and calm.

Council Tax Band: E

Tenure: Freehold

Price: Starting Bid £550,000

Property Type: House (unspecified)

Parking: Allocated

Year built: 1974

Construction materials: Brick and block

Roofing type: Slate tiles, Clay tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Electric, Gas

Electric: National Grid

Water: Direct mains water

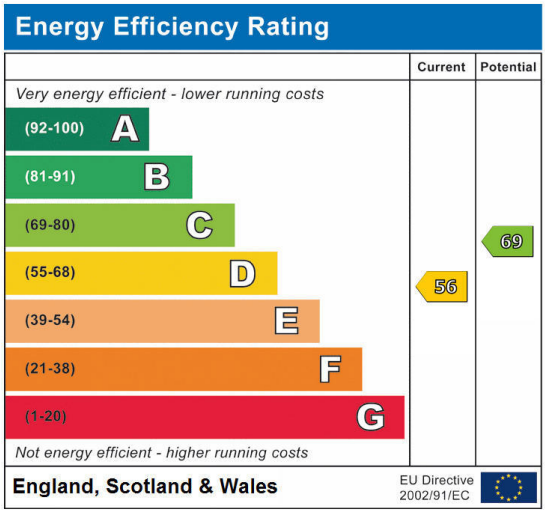
Water meter: Yes

Sewerage: Standard UK domestic

Air conditioning: No

Mobile signal coverage: Good





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Contact your local branch today for more information on this property:

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