



Lindsey Road,
Uffington, Lincolnshire, PE9 4SH

NEWTONFALLOWELL 

**Lindsey Road,
Uffington, Lincolnshire, PE9 4SH
£250,000 Freehold**

Lovely three bedroom semidetached home tucked away in a quiet cul de sac in the popular village of Uffington. The property benefits from modern upvc double glazing, conservatory, modern kitchen and bathroom and an oversized garage which can fit three cars in.

The property is arranged over two floors, entering via the entrance porch which internally leads into the spacious living room which benefits from an abundance of natural light. Bi folding doors lead into the open plan kitchen breakfast room with a wealth of modern units. Completing downstairs is the light and airy conservatory which overlooks the garden. To the first floor, the landing connects two well balanced double bedrooms, a further single bedroom and a modern three piece bathroom with a walk in shower.

Outside to the front is a lawned garden with an inset footpath leading to the front door. To the side of the property is a driveway which offers off road parking for up to three vehicles and access to the oversized garage which can fit up to three vehicles. Gated access to the side of the property leads into rear garden which is mainly lawn with mature borders.



Entrance Hall

5'7 x 4'7 (1.70m x 1.40m)

Living Room

17'2 x 14 (5.23m x 4.27m)

Kitchen

17'2 x 8'4 (5.23m x 2.54m)

Conservatory

9'3 x 8'11 (2.82m x 2.72m)

Landing

9'3 x 5'10 (2.82m x 1.78m)

Bedroom One

11 narrowing to 9 x 10'7 narrowing to 8'6 (3.35m narrowing to 2.74m x 3.23m narrowing to 2.59)

Bedroom Two

11 narrowing to 9'8 x 10'7 narrowing to 8'6 (3.35m narrowing to 2.95m x 3.23m narrowing to 2.59)

Bedroom Three

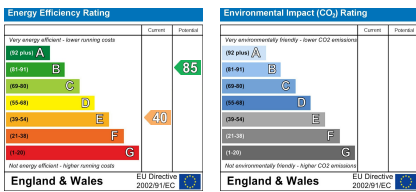
8 x 7'3 (2.44m x 2.21m)

Bathroom

7'1 x 5'5 (2.16m x 1.65m)

Garage

29'5 narrowing to 17'4 x 11 narrowing to 8'3 (8.97m narrowing to 5.28m x 3.35m narrowing to 2.51)



GROUND FLOOR
784 sq.ft. (72.9 sq.m.) approx.

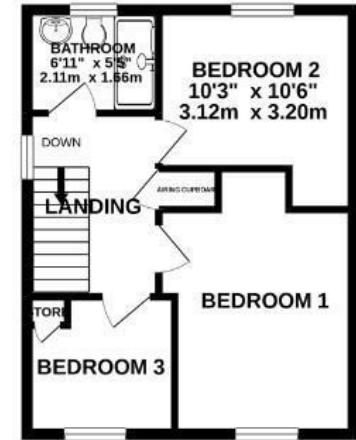
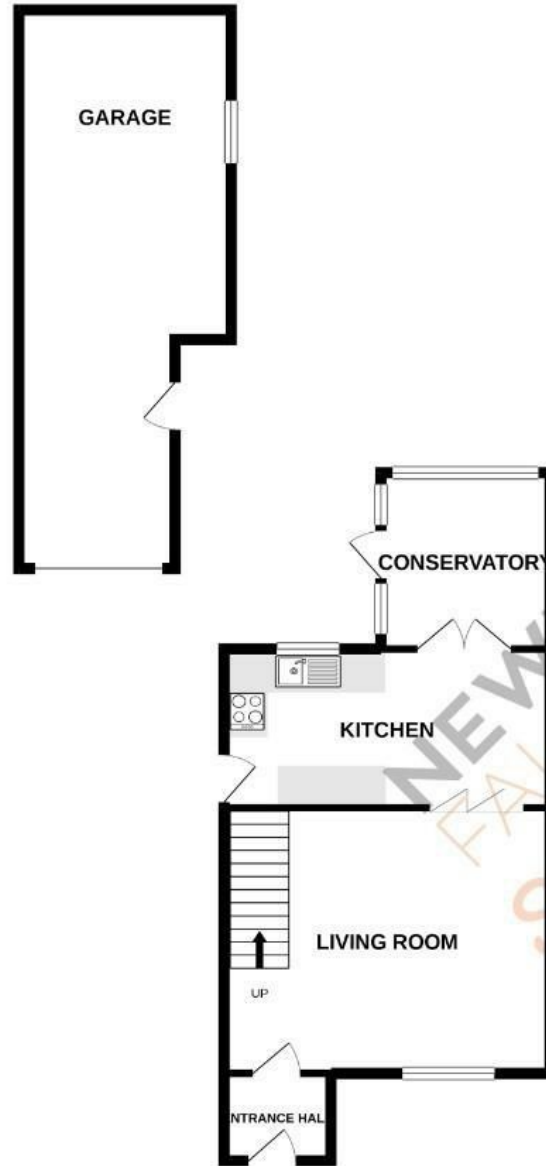
1ST FLOOR
383 sq.ft. (35.6 sq.m.) approx.

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TOTAL FLOOR AREA : 1168 sq.ft. (108.5 sq.m.) approx.

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