



Casterton Road, Stamford  
Offers Over £250,000





Family home within easy reach of Stamford Town Centre. In need of cosmetic updating throughout.

The property has been extended to offer generous living accommodation comprising entrance porch and W/C leading to the living room. This in turn leads through to the kitchen breakfast room. The fitted kitchen has a range of units with space for white goods and an integrated dishwasher and oven.

The kitchen opens to a second reception room which overlooks the garden along with the living room to the front aspect. Upstairs there are two double bedrooms and a further single bedroom and to complete this floor a family bathroom.

Externally to the front aspect there is a driveway which leads to the Carport, garage and a lawn area with shrub border. To the rear is a mature enclosed rear garden, mainly laid to lawn.

This property is available with no forward chain.

TENURE: Freehold

ALL Mains Connected

EPC: D

COUNCIL TAX: C







# Casterton Road, Stamford



Total area: approx. 123.2 sq. metres (1326.6 sq. feet)

Plan is for illustration purposes only and may not be representative of the property. Plan is not to scale. Plan produced by M-Photo  
Plan produced using PlanUp.



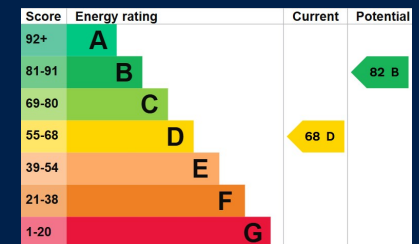
Osprey Oakham  
4 Burley Road  
Oakham  
Rutland LE15 6DH  
01572 756675  
oakham@osprey-property.co.uk

Osprey Stamford  
7 Red Lion Street  
Stamford  
Lincolnshire, PE9 1PA  
01780 769269  
stamford@osprey-property.co.uk

Osprey Oundle  
6 Crown Court  
Market Place  
Oundle, PE8 4BQ  
01832 272225  
oundle@osprey-property.co.uk

Osprey Melton  
8 Burton Road  
Melton  
Leicestershire, LE13 1AE  
01664 778170  
melton@osprey-property.co.uk

Conveniently placed a short walk from the High Street and George Hotel, and without doubt is perfectly balanced in terms of easy access to day-to-day amenities, a town centre lifestyle, and yet quiet location. The High Street of Stamford is within walking distance of the property, offering excellent day to day shopping, coffee shops, supermarkets, eateries, public houses and boutique shops. In addition, it is home to Stamford Endowed School, High School and a further educational college. Owing to this and the cultural lifestyle on offer, Stamford has been voted as one of THE best places to live and raise a family.



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