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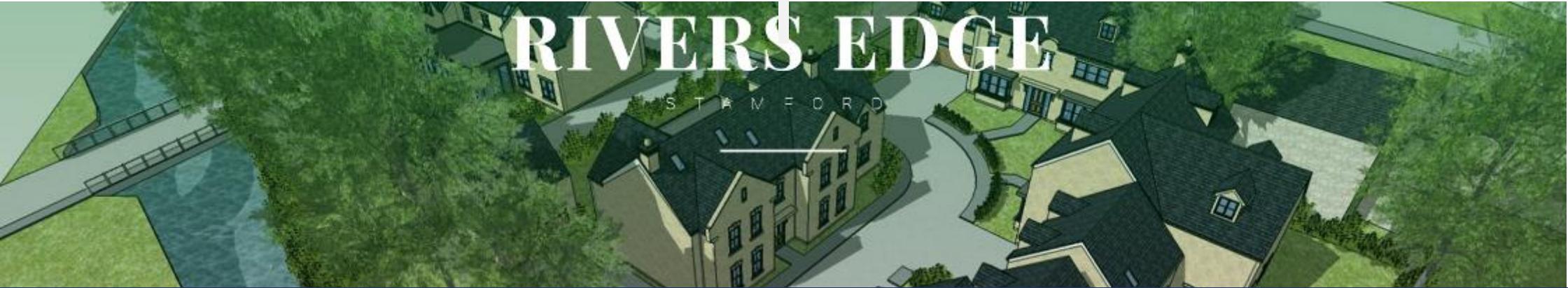


PLOT 3, Rivers Edge, Great Casterton

Stamford, PE9 4AP

Five Bedrooms, Detached House

Guide Price £850,000 | For Sale



RIVERS EDGE

STAMFORD

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Features

Luxurious Detached Stone Properties

Situated In A Gated Community

Five Bedrooms

Samsung Kitchen Appliances

Glass Panoramic Sunroom

Underfloor Heating To The Ground Floor

Double Garaging

Rivers Edge is a bespoke gated community of luxury homes created with meticulous attention to detail, situated in the tranquil village of Great Casterton just three miles outside the historical town of Stamford and within easy reach of the A1.

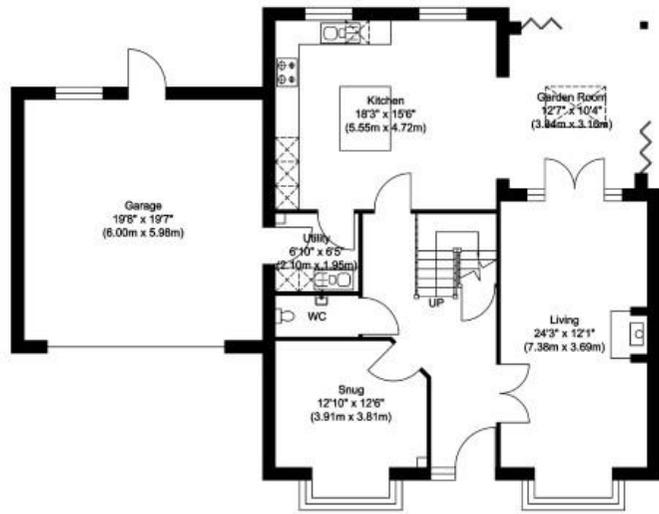
The properties are each designed to a high specification which briefly includes, Samsung kitchen appliances, Bristan taps and showers, oak and glass staircase, oak veneer doors, air source heat pump heating system and a log burner in the front room with Oak mantel. Externally, there are block paved driveways, turfed and landscaped gardens to the front and back of the plots, fencing, stone wall and black metals rails where applicable.

A choice of full height wall tiling to the bathrooms and en-suite with a choice of ceramic floor tiling to the bathrooms and en-suite. The client will also have a choice of kitchen.

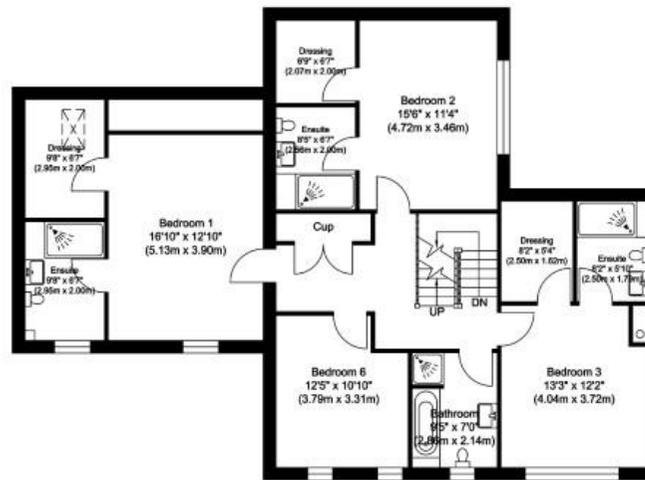
The picturesque Georgian market town of Stamford offers a variety of amenities and schooling, whilst being conveniently located to the railway station and major roads. Offering excellent facilities including individual shops and boutiques, major food stores, a large number of pubs, hotels and restaurants, cinema and train station. There are wonderful leisure facilities in the area with Rutland Water offering sailing, windsurfing, cycling, rock climbing, fishing and lovely lakeshore walks.



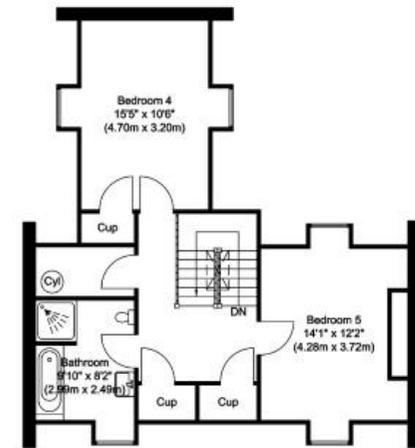
PLOT 3 FLOORPLAN



Ground Floor
Approximate Floor Area
1527.39 sq. ft
(141.90 sq. m)



First Floor
Approximate Floor Area
1340.86 sq. ft
(124.57 sq. m)



Second Floor
Approximate Floor Area
664.45 sq. ft
(61.73 sq. m)

Illustration for identification purposes only, measurements are approximate, not to scale.

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Douglas & Gordon 
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