



30a Field Lane, Morton

£250,000 Freehold

COUNTRYSIDE VIEWS • SOUGHT AFTER VILLAGE LOCATION • AMPLE OFF ROAD PARKING & GARAGE •
 GENEROUS LOUNGE DINER • FITTED KITCHEN • THREE SIZABLE BEDROOMS • MODERN BATHROOM &
 SEPARATE W.C. • ENCLOSED & PRIVATE REAR GARDEN • SPACIOUS DETACHED BUNGALOW



Situated in the ever-popular village of Morton, this spacious detached bungalow presents an ideal opportunity for those looking to downsize, with the added benefit of being ready for its new owners to move straight into.

The accommodation briefly comprises a welcoming entrance hall, a generous lounge diner ideal for both relaxing and entertaining, a fitted kitchen, three well-proportioned bedrooms, a modern bathroom and a separate WC.

Externally, the property enjoys an attractive lawned frontage, with a driveway providing ample off-road parking and access to the garage. To the rear is a particularly impressive enclosed garden, offering a high degree of privacy and generous space, predominantly laid to lawn and complemented by a summer house and a useful storage shed. The property also benefits from a relatively new boiler, which remains under warranty, providing added peace of mind.

Morton is a popular and well-established village located on the outskirts of the historic market town of Gainsborough. The village offers a good range of local amenities including a primary school, village shop, public house and takeaway, making it ideal for everyday living. Well regarded for its strong community feel, Morton is particularly popular with those seeking a quieter lifestyle while remaining well connected. Gainsborough town centre is just a short drive away, offering a wider selection of shops, supermarkets, leisure facilities and transport links, including rail services to Lincoln and Sheffield. The village also benefits from easy access to surrounding countryside, providing pleasant walks and outdoor pursuits.

Viewings are highly recommended to fully appreciate the space, condition and location on offer.

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: E



Entrance Hall

Dimensions: 4.59m x 1.17m.

Lounge/Diner

Dimensions: 5.24m x 6.79m.

Kitchen

Dimensions: 3.73m x 3.14m.

Master Bedroom 1

Dimensions: 3.95m x 3.55m.

Front Double Bedroom 2

Dimensions: 3.95m x 3.13m.

Bedroom 3

Dimensions: 3.03m x 2.61m.

Cloakroom

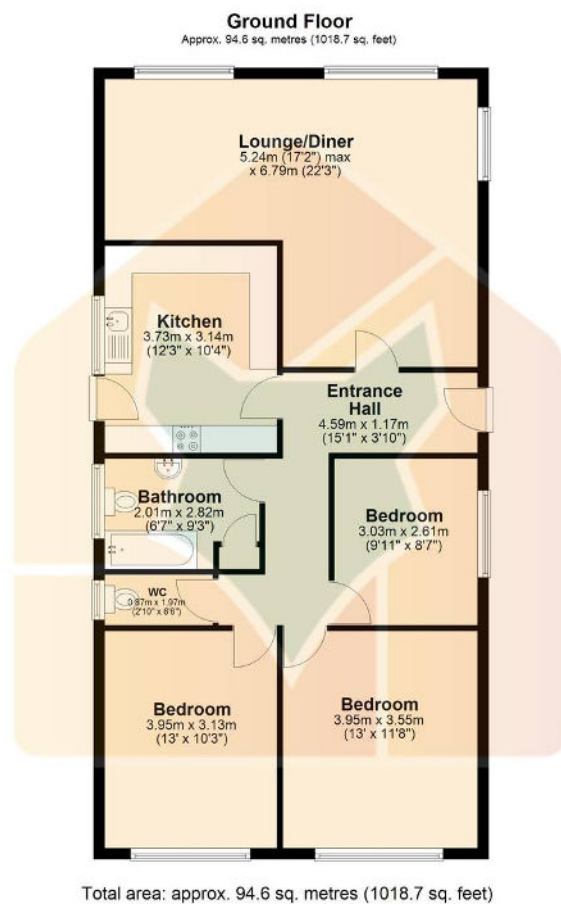
Dimensions: 0.87m x 1.97m.

Bathroom

Dimensions: 2.01m x 2.82m.







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