



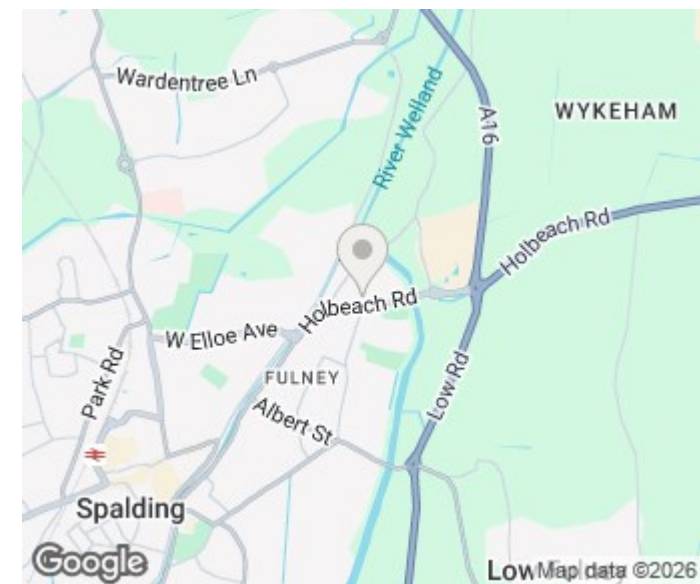
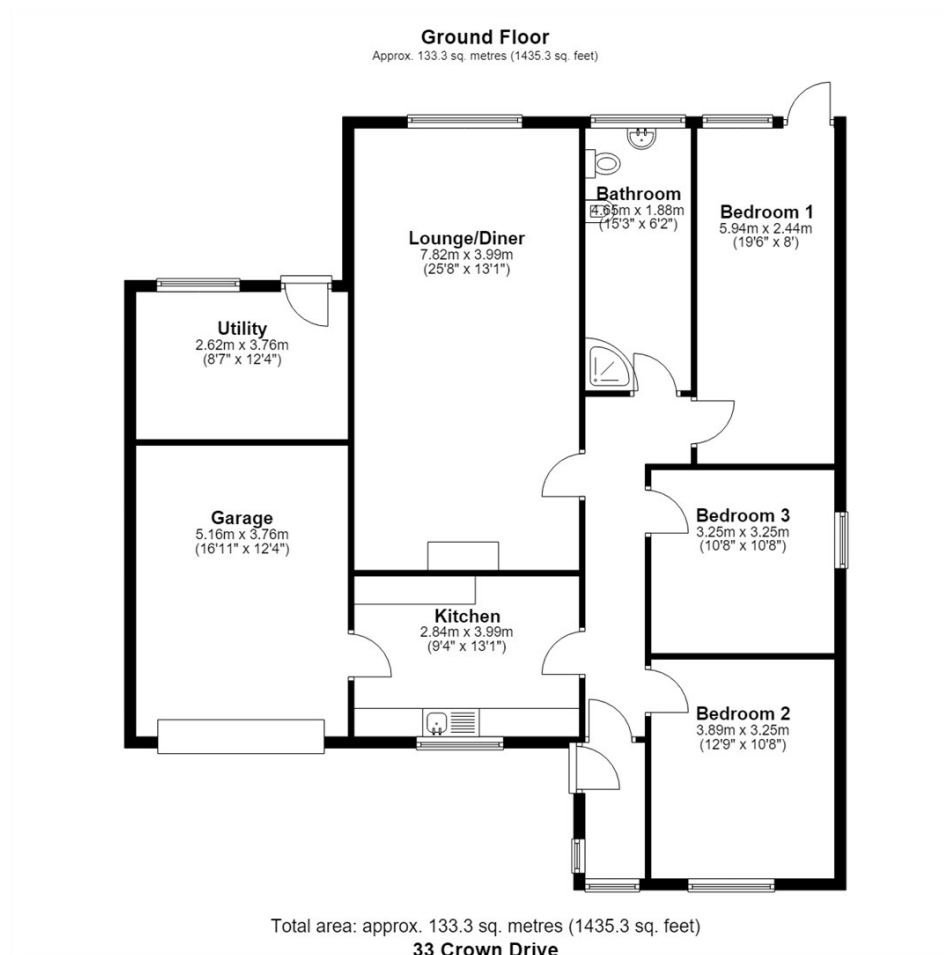
## 33 CROWN DRIVE

SPALDING, PE11 2HT

**£260,000**  
FREEHOLD

A well-presented three-bedroom detached bungalow situated in a popular residential location close to local amenities. Offered to the market chain free, this spacious home benefits from a generous lounge and dining area, fitted kitchen, separate utility room, three bedrooms with built-in storage, a four-piece bathroom suite, electric garage, off-road parking and a low-maintenance enclosed rear garden. An ideal purchase for those seeking comfortable single-storey living with a straightforward move.





| Energy Efficiency Rating                    |                            |           |
|---------------------------------------------|----------------------------|-----------|
|                                             | Current                    | Potential |
| Very energy efficient - lower running costs |                            |           |
| (92 plus) <b>A</b>                          |                            |           |
| (81-91) <b>B</b>                            |                            |           |
| (69-80) <b>C</b>                            |                            |           |
| (55-68) <b>D</b>                            |                            |           |
| (39-54) <b>E</b>                            |                            |           |
| (21-38) <b>F</b>                            |                            |           |
| (1-20) <b>G</b>                             |                            |           |
| Not energy efficient - higher running costs |                            |           |
| <b>England &amp; Wales</b>                  | EU Directive<br>2002/91/EC |           |

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

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