69, Waterloo Street

| Market Rasen | LN8 3ES

£795 PCM

Perkins George Mawer & Co.

Chartered Valuation Surveyors & Estate Agents.
Agricultural & Fine Art Auctioneers.

69
Waterloo Street |
Market Rasen | LN8 3ES
£795 PCM

GREAT STARTER HOME!

CHARACTER, SPACE & CONVENIENCE! Situated in the popular Waterloo Street area of Market Rasen, this charming Edwardian end-terrace home offers character, flexible living accommodation and a convenient location within easy reach of the town centre.

Step inside and you'll find two separate reception rooms, giving you plenty of flexibility to suit your lifestyle. Whether you're looking for a comfortable lounge, dining room, home office or playroom, there's plenty of opportunity to make the space work for you.

The galley-style kitchen is fitted with cooking facilities, while upstairs there are two good-sized double bedrooms, together with a smaller third bedroom. The third bedroom would be ideal as a nursery, child's bedroom, dressing room or home office.

The family bathroom is also located on the first floor and is fitted with a bath and shower over.

Outside, the property benefits from a good-sized rear garden, providing a pleasant private space for relaxing, gardening or enjoying some fresh air. On-street parking is available.

The location is another real advantage, with Market Rasen town centre within easy reach. You'll find a good selection of independent shops, cafés, everyday amenities, pubs and leisure facilities close by, together with transport links for those needing to travel further afield.

Lounge
11'2" max x 11'2" (3.40 max x 3.40)

Dining Room
11'8" x 11'4" (3.56 x 3.45)

Galley Kitchen
11'2" x 5'10" (3.40 x 1.78)

Staircase and landing

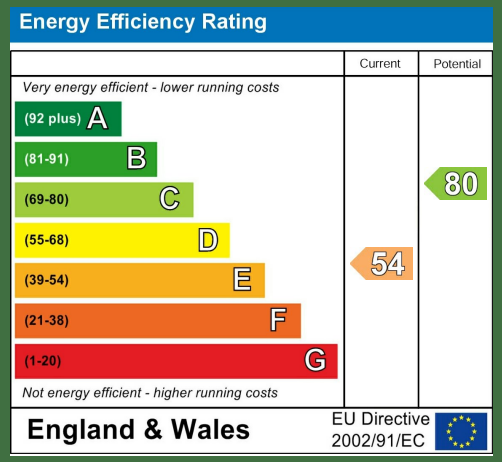
Bedroom 1
11'4" max x 11'2" (3.45 max x 3.40)

Bedroom 2
11'3" x 7'3" max 9'5" min (3.43 x 2.21 max 2.87 min)

Bedroom 3 (small single)
6'1" x 6'0" (1.85 x 1.83)

Bathroom
7'0" x 4'0" (2.13 x 1.22)

Outside



Perkins George Mawer & Co
Corn Exchange Chambers
Queen Street
Market Rasen
Lincolnshire
LN8 3EH

01673 843011
info@perkinsgeorgemawer.co.uk
www.perkinsgeorgemawer.co.uk

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.