



Hudson Way, Grantham
Offers Over £215,000



An excellent opportunity for first time buyers, investment purchasers and downsizers to view a three bedroomed detached home situated conveniently for the train station and town centre amenities.

The property accommodation in brief comprises of entrance hallway, downstairs WC, kitchen/dining room benefitting from French doors out to the garden and dual aspect living room, to the ground floor. To the first floor there are three bedrooms, the master suite benefitting from an en-suite shower room and built in wardrobe space. There are a further two bedrooms and a family bathroom too.

Externally the property provides a rear garden, generous frontage, detached single garage and driveway parking.

All mains' services
Tenure: Freehold
Council Tax Band: C
EPC Rating: C
No onward chain





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Total area: approx. 84.2 sq. metres (906.3 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.



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Grantham is a historic market town on the borders of Lincolnshire and Nottinghamshire, conveniently situated for the A1, famously known for being Sir Isaac Newton's birthplace and also producing the UK's first running diesel engine in 1892, and tractor later in 1896. The town has a range of restaurants, cafes and shops. Grantham Train Station is on the East Coast Mainline and has a regular service to London and the North of England.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		88 B
69-80	C	73 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		



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