



44 Market Rasen Way, Holbeach
£290,000

44 Market Rasen Way

Holbeach, Spalding

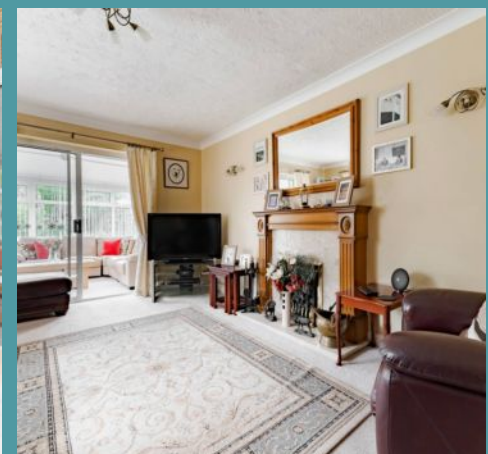
Placed in a quiet end-of-road location, this stunning detached bungalow effortlessly combines spacious living with everyday convenience. Boasting three generously sized bedrooms, including a master with its own ensuite, it provides a perfect mix of privacy and comfort. The expansive lounge, paired with a sun-soaked conservatory, creates a bright and inviting atmosphere, while the modern kitchen and practical utility room make daily life a breeze. The wrap-around garden is a private haven, offering an ideal space to unwind, while the garage and off-street parking add even more appeal. This home is a rare gem, offering both room to grow and the peace of a desirable, quiet location.

The Location

This property enjoys a prime position within a vibrant and well-connected market town, brimming with amenities and a lively sense of community. Just a short stroll away, daily essentials are easily taken care of thanks to the nearby Tesco Superstore, while a variety of welcoming pubs offer the perfect settings for relaxed dining and social gatherings. Outdoor enthusiasts will delight in the close proximity to local nature reserves, ideal for scenic walks and peaceful wildlife encounters.

Families are exceptionally well catered for with a range of excellent schooling options, including highly regarded primary and secondary schools offering strong academic foundations. Those pursuing higher education will find easy access to the University of Lincoln, making it a practical choice for growing families or students alike.

A short and effortless drive leads to the bustling town centre of Spalding, where an exciting mix of shopping, dining and entertainment awaits. With everything from everyday conveniences to weekend adventures close at hand, this location offers a truly complete lifestyle tailored for modern living.





44 Market Rasen Way

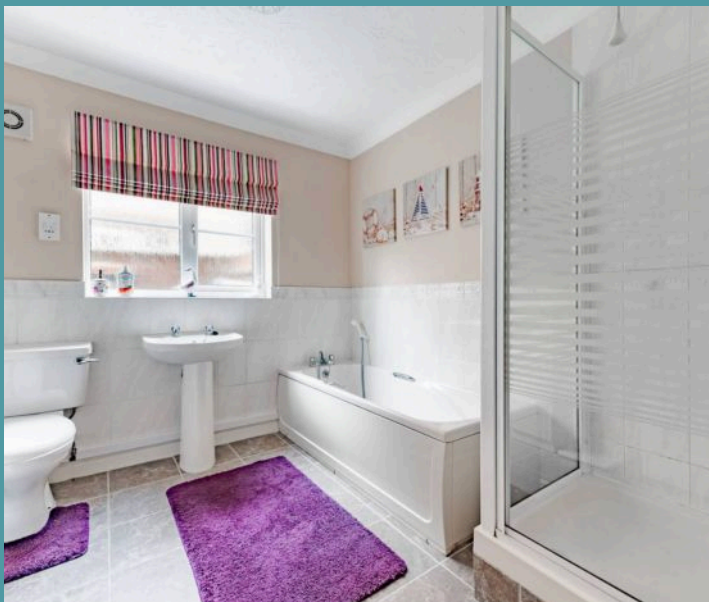
Holbeach, Spalding

Market Rasen Way, Holbeach

Tucked away in a quiet cul-de-sac, this delightful detached bungalow delivers space, light, and exceptional versatility throughout. Offering three generously sized bedrooms, including a master with its own private ensuite, the home perfectly balances everyday comfort with practical convenience. The welcoming entrance hall sets the tone, offering useful storage and easy loft access, leading you into a bright, flowing layout designed for relaxed living.

The heart of the home is the beautifully proportioned lounge, a cosy yet airy space featuring a charming gas fire and direct access to the sun-drenched conservatory. Natural light pours through double glazed windows, creating a wonderfully uplifting atmosphere all year round.

The kitchen is thoughtfully designed with an array of stylish units, an integrated oven and grill, and an induction hob, with a handy utility room and guest W/C tucked just alongside, ensuring both functionality and ease of living.





44 Market Rasen Way

Holbeach, Spalding

Each bedroom offers generous dimensions, plush carpeting, and plenty of natural light, while the master enjoys the luxury of its own ensuite shower room. The main bathroom is equally impressive, fitted with a four-piece suite and finished with tiled flooring, perfect for family needs or visiting guests.

Every inch of this bungalow is tailored to maximise comfort and usability, from the well-proportioned living areas to the neatly presented sleeping quarters.

Outside, the wrap-around garden offers a wonderful outdoor sanctuary with a blend of lawn, patio spaces, and well-kept shrub borders. A gated side entrance adds privacy, and with the added bonus of a greenhouse and garden shed, there's ample opportunity for green-fingered buyers to make it their own.

Completing the picture is a spacious garage and off-street parking, ticking all the right boxes for a convenient and easy-going lifestyle. Light, airy, and wonderfully spacious for a bungalow, this home is a rare find in such a desirable location.

Agents Note

Sold Freehold

Connected to all mains services



Ground Floor

