



MINSTER FIELDS
LINCOLN

The Waverley – a four bedroom detached home

A delightful and modern home ideal for growing families.

The ground floor has an excellent sized kitchen / diner with the added benefit of integrated appliances. French doors open out onto a generous patio area leading to the rear garden. The utility room adds convenient space. The lounge is a spacious room with an attractive gas fire and surround. The feature bay window makes this a bright, comfortable room. A cloakroom completes the downstairs layout.

Upstairs there are four bedrooms, with the master having fully tiled en-suite shower room. The family bathroom has complimentary floor to ceiling ceramic tiling and heated towel radiator.

Outside there is a garage with power and lighting, a block paved driveway, exterior light and a turfed front garden.

HOMES OF QUALITY & STYLE

Get in touch

Sales Office: 01522 526025 | Head Office: 01522 512200

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THE WAVERLEY

**4 BEDROOM
DETACHED HOUSE**

Features include:

- Designer kitchen with fully integrated Appliances including AEG Double Oven, Microwave, Induction hob and Extractor, Zanussi Dishwasher and Fridge Freezer
- Grade A Condensing Boiler
- Porcelanosa Ceramic Tiling to Bathroom and En-Suite Walls, Kitchen and Cloakroom Floor
- Luxury Fitted Bathroom Furniture
- Intruder Alarm
- PVCu Windows and Doors to Secure by Design Standard
- Garage with Block Paved Driveway
- Fire & Fire Surround

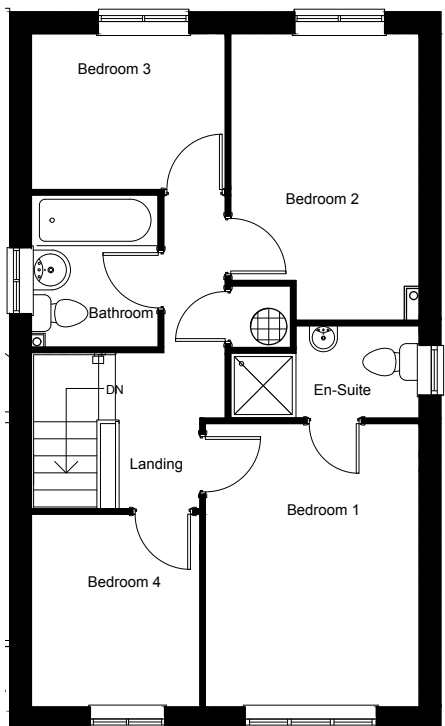
TAYLOR
HOMES
LINDSEY

THE WAYERLEY

4 BEDROOM
DETACHED HOUSE



GROUND FLOOR



FIRST FLOOR



MINSTER FIELDS
LINCOLN

4 Bedroom Detached | Garage
Lounge | Utility | Kitchen/Dining
Master En-suite | Cloakroom | Bathroom

Ground Floor

Lounge	19'8" x 10'8"	6.00m x 3.25m
Kitchen/ Dining	17'5" x 12'2"	5.30m x 3.70m
Utility	8'5" x 7'3"	2.57m x 2.22m

First Floor

Bedroom 1	13'0" x 9'7"	3.95m x 2.92m
Bedroom 2	12'10" x 8'5"	3.92m x 2.57m
Bedroom 3	8'8" x 7'0"	2.65m x 2.13m
Bedroom 4	8'8" x 7'7"	2.63m x 2.30m
Bathroom	6'11" x 5'8"	2.10m x 1.72m
En-suite	8'6" x 4'2"	2.58m x 1.27m

Illustrations are for indicative purposes only. Changes may be made without prior notice. All dimensions shown on this brochure are approximate and intended for guidance only.

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