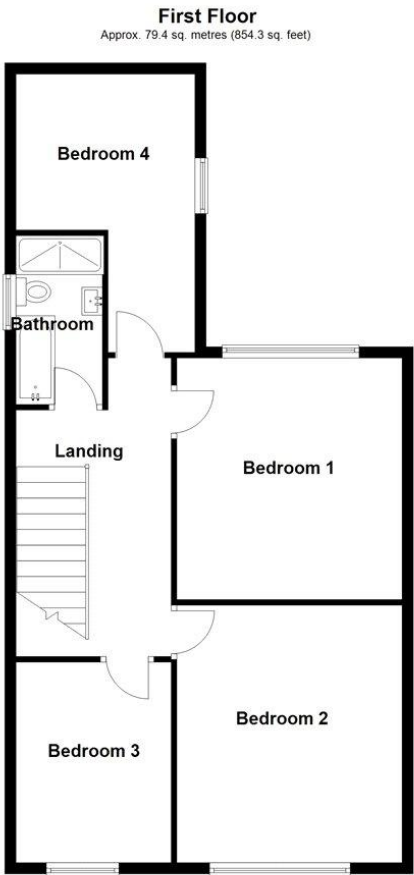
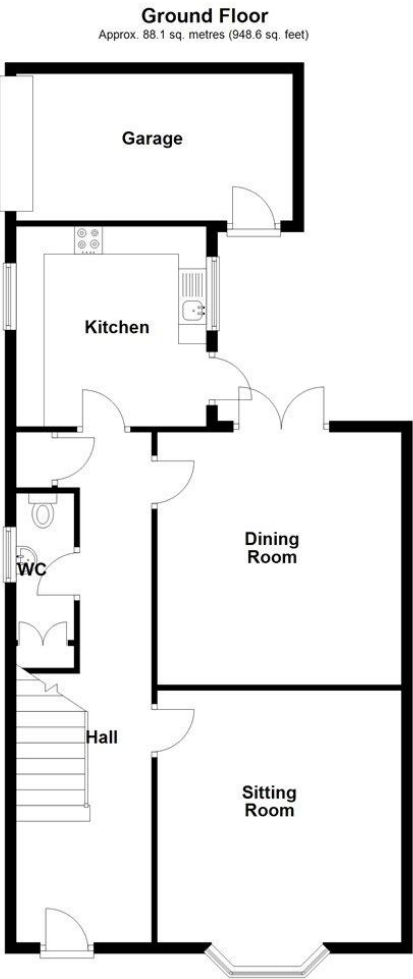


Grantham Road, Sleaford,
Lincolnshire

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

| Score | Energy rating | Current | Potential |
|-------|---------------|---------|-----------|
| 92+ | A | | |
| 81-91 | B | | |
| 69-80 | C | | 79 C |
| 55-68 | D | 66 D | |
| 39-54 | E | | |
| 21-38 | F | | |
| 1-20 | G | | |



Total area: approx. 167.5 sq. metres (1802.9 sq. feet)



24 Grantham Road, Sleaford, Lincolnshire, NG34 7NB

£279,950 Freehold

Winkworth is delighted to present this beautifully maintained and spacious four-bedroom end-of-terrace Victorian home, perfectly positioned within walking distance of Sleaford town centre, local amenities, schools, and transport links. This characterful property blends elegant period features with stylish modern updates, offering the ideal home for families or professionals alike.

Four generously sized bedrooms | Two contemporary bathrooms (ground floor WC & first floor bath/shower room) | Two large and characterful reception rooms | Stylish and fully fitted kitchen with dual-aspect windows | Well-maintained front and rear gardens | Garage to the rear



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DESCRIPTION

Step into a welcoming hallway leading to a spacious sitting room featuring a large bay window, modern light fittings, and a charming fireplace with bookshelves to the side. The elegant dining room offers an abundance of natural light via French doors and showcases classic wooden flooring, high ceilings, and built-in cabinetry.

To the rear, the modern kitchen boasts a tasteful blend of exposed brick, tiled flooring, wooden worktops, and ample cabinetry, making it a true heart of the home. A convenient WC completes the ground floor layout.

Upstairs, the property comprises four well-proportioned bedrooms, including a spacious principal bedroom with fitted wardrobes and a large front-aspect window. The family bathroom is beautifully styled with both a freestanding bathtub and a large walk-in shower, complemented by contemporary tiling and fittings.

To the front is a charming courtyard-style garden, thoughtfully landscaped for low maintenance while providing fantastic kerb appeal. The enclosed rear garden is a private retreat with a lawned area, perfect for families or entertaining.

The property further benefits from a garage to the rear, offering excellent storage or workshop potential.

ACCOMMODATION

Hall- 18'5" x 8' (5.61m x 2.44m)

Lounge- 14'10" x 14'4" (4.52m x 4.37m)

Dining Room- 15' x 14'5" (4.57m x 4.4m)

Kitchen- 11'8" x 11' (3.56m x 3.35m)

Bedroom 1 - 15' x 13'5" (4.57m x 4.1m)

Bedroom 2 - 14'9" x 13'2" (4.5m x 4.01m)

Bedroom 3 - 11'10" x 10'10" (3.6m x 3.3m)

Bedroom 4 - 10'2" x 8' (3.1m x 2.44m)

LOCAL AUTHORITY

North Kesteven District Council

TENURE

Freehold

COUNCIL TAX BAND

B

