



Highfield House, Summer Hill

Gainsborough, DN21 1HQ

Offers Over £495,000

This is a unique opportunity to purchase a stunning Victorian Gothic-Style House with a Net Internal Floor Area of 343.3 sq.m (3,696 sq.ft) comprising of 6 bedrooms at first floor level and 4 attic bedrooms. The plot is 5.8 acres and includes a range of outbuildings, including an additional dwelling known as Ro-wen House, believed to have been constructed in the 1960's. The land and property represents an excellent opportunity to refurbish the stunning Grade II Listed house and redevelop the surrounding grounds, including a range of outbuildings and Ro-wen House, subject to any necessary Planning Permission. The property is accessed via Summer Hill, within a popular and established residential suburb of Gainsborough, convenient for a full range of amenities. The Vendors are seeking unconditional Freehold offers for the site.



Highfield House, Summer Hill, Gainsborough, DN21 1HQ



LOCATION

Highfield House and Ro-wen are accessed off Summer Hill and Corringham Road respectively, being within a short walking distance of Gainsborough Town Centre, offering a wide range of amenities including the popular Marshall's Yard Retail Development. Gainsborough is the administrative centre of the West Lindsey region and located approximately 18 miles north-west of the Cathedral City of Lincoln, accessible via the A156. There is also access to the National Motorway Network via the M18 at Doncaster, some 17 miles to the west.

DESCRIPTION

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SERVICES

Mains drainage, gas, electricity and water are understood to have previously been connected to the site, although all such services are now disconnected. Highfield House and Ro-wen are understood to have previously had gas-fired central heating systems installed.

EPC Ratings - Not applicable.

TENURE

Freehold.

COUNCIL TAX

Currently deleted - to be confirmed.

VIEWINGS

Strictly via appointment with Mundys Commercial - 01522 556088.



WEBSITE

Our detailed website shows all our available properties and also gives extensive information on all aspects of moving home, local area information and helpful information for buyers and sellers. This can be found at mundys.net

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BUYING YOUR HOME

An Independent Survey gives peace of mind and could save you a great deal of money. For details, including RICS Home Buyer Reports, call 01522 556088 and ask for Steven Spivey MRICS.

GETTING A MORTGAGE

We would be happy to put you in touch with our Financial Adviser who can help you to work out the cost of financing your purchase.

NOTE

1. None of these services or equipment have been checked or tested.
2. All measurements are believed to be accurate but are given as a general guide and should be thoroughly checked.

GENERAL

If you have any queries with regard to a purchase, please ask and we will be happy to assist. Mundys makes every effort to ensure these details are accurate, however they for themselves and the vendors (Lessors) for whom they act as Agents give notice that:

1. The details are a general outline for guidance only and do not constitute any part of an offer or contract. No person in the employment of Mundys has any authority to make or give representation or warranty whatever in relation to this property.
2. All descriptions, dimensions, references to condition and necessary permissions for use and occupation and other details should be verified by yourself on inspection, your own advisor or conveyancer, particularly on items stated herein as not verified.

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Agents Note: Whilst every care has been taken to prepare these sales 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 are advised to recheck the measurements.

