



The Old Post Office  
Caythorpe

MOUNT & MINSTER







# The Old Post Office

Caythorpe

An attractive and spacious character residence located in the heart of this pretty and highly sought-after Cliff Village, enjoying superb facilities right on the door-step and just an hour to London Kings Cross from nearby Grantham Station.

- Grade II Listed Home
- Dating back to 1650
- Three Reception Rooms
  - Four Bedrooms
  - New Bathroom
  - Gated Access
  - Private Parking
- Landscaped Garden
- Cliff Village Location
- London Kings Cross: 1 Hour (Grantham)



MOUNT & MINSTER

## DESCRIPTION

A beautifully presented home located in a highly sought-after Cliff Village with some of the most attractive and 'chocolate box' cottages in the area, yet benefitting from excellent local amenities a short walk away. Originally dating back to around 1650, accommodation briefly includes a living room, dining room, kitchen, games room, four double bedrooms and a new family bathroom.

## LOCATION

Caythorpe is a highly respected Cliff Village with amenities that include a village shop and Post Office, doctors surgery with an integral pharmacy, primary school, two public houses, sports club and leisure facilities, an active village hall, hair salon and antiques shop.

One of the reasons for its popularity, other than being a pretty village, is its proximity to superb transport links and local towns/cities. Grantham is just 9 miles south and, as well as providing extensive shopping facilities, also benefits from a main line station to London Kings Cross taking just 60 minutes, offering excellent commuting opportunities. Similarly, Newark is 12 miles west and is also on the main line between London and Edinburgh.

Other local points of interest include two local farm shops, Belton House and Woods offering country club membership, golf and additional leisure facilities and Leadenham Polo Club just 5 minutes away.

## OUTSIDE

To the side of the property is a side-gate with private parking for multiple vehicles.

The landscaped gardens include a paved area for outdoor entertaining and dining. A lawned area enjoying a range of trees, shrubs and flower beds lead up to a larger paved area with a summer house and outbuildings.







## SERVICES

The property is centrally heated throughout (oil) with a new central heating system having been recently installed, as well as enjoying mains water, electricity and drainage all connected.

## COUNCIL TAX

Band D

## METHOD OF SALE

The property is offered for sale by Private Treaty.

## TENURE

Freehold with vacant possession on completion.

## PARTICULARS

Drafted and photographs taken following clients' instructions of May 2022.

## VIEWING

Strictly by prior arrangements with the Sole Agents (01476 515329).

## ADDITIONAL INFORMATION

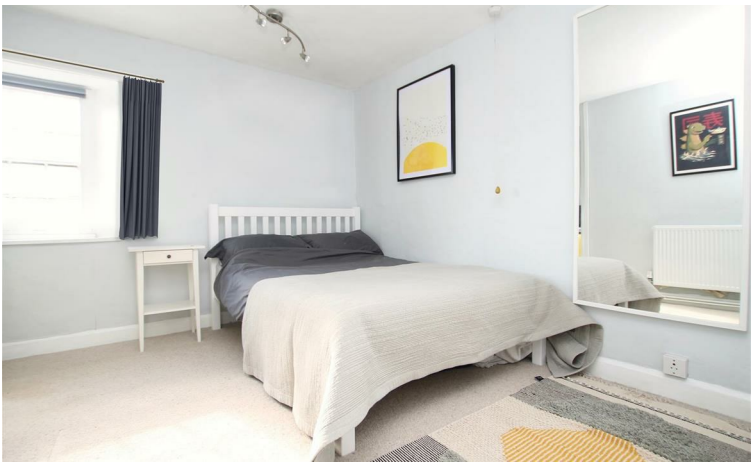
For further information, please contact Mount & Minster, Grantham:

T: 01476 515329

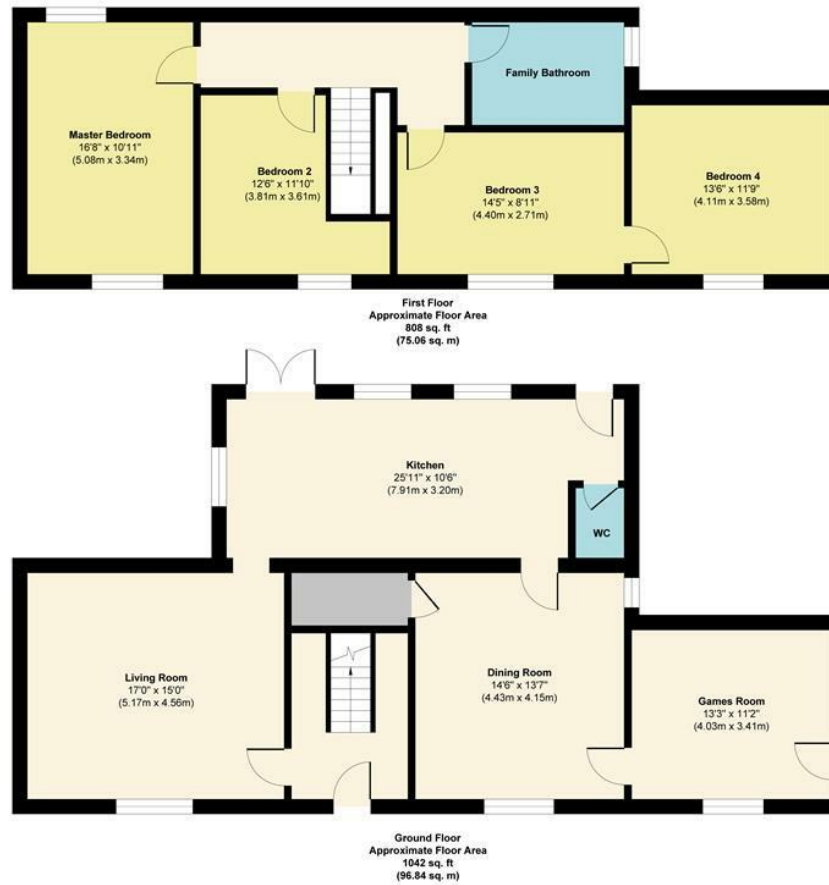
@: [info@mountandminster.co.uk](mailto:info@mountandminster.co.uk)







## High Street, Caythorpe



**Approx. Gross Internal Floor Area 1850 sq. ft / 171.90 sq. m**

Illustration for identification purposes only, measurements are approximate, not to scale.  
Produced by Elements Property



