



Lindum Park House

Ref: 5771017

Lindum Road, Lincoln, LN2 1NN

Freehold: £850,000

Vacant possession

20 Bedrooms

Close to the universities and hospital

C2 use

Potential re-development subject to planning

Prominent location. EPC Rating TBC



Former Lindum Park House presents an ideal opportunity for either existing C2 use or to redevelop for alternate use, subject to the necessary planning permissions.

Description

Lindum Park House is a Grade II listed Georgian property set in the heart of Lincoln. Originally for persons with mild learning disabilities and / or mental health needs. Support is provided to persons aged 18 or over. There are 17 bedrooms. To the rear is a private garden area.

*An EPC survey has been instructed and will be available soon

Location

Lindum Park House is located in the historic city of Lincoln. Lincoln is located approximately 41 miles north-east of Nottingham, 48 miles south-east of Sheffield and 42 miles west of Skegness. The A46 and A15 provide strong road links to the north and south and London can be reached by train in two hours.

The city has a very strong tourist trade, is home to a variety of different businesses and has a very busy university and college. As well as the Cathedral, Lincoln is known for its Norman Castle and the historic Bailgate. The area surrounding the historic centre has undergone a significant amount of regeneration in recent years, which includes developments such as Brayford Wharf.

Internal Details

The ground floor comprises of:

- 1x Kitchen
- 1x Living room
- 1x Dining area
- 3x Bedrooms
- 1x Bathroom
- 1x Laundry

Second floor:

- 8x Bedrooms
- 2x Bathrooms

Third floor:

- 6x Bedrooms
- 2x Bathrooms

External Details

There is a small patio area to the rear of the property, there is also parking at the rear.

Customer Due Diligence Checks

The Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017 (as amended) require us to conduct due diligence checks upon all purchasers. When an offer has been accepted, the prospective purchaser(s) will need to provide, as a minimum, proof of identity and residential address; if the purchaser is a company or other legal entity, then any person owning more than 25% must provide the same. These documents must either be handled and copied by a Christie & Co employee, or certified copies be provided.

Contact

No direct approach may be made to the business. For an appointment to view, please contact the vendor's agent:

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