



- 18th Century Lincolnshire Cottage
- 4 Bedrooms & 3 Reception Rooms
- Gardens Extending To 0.72 Acres (STS)
- Renovated Throughout Since 2022
- Bespoke Top Of The Range Kitchen
- Outbuildings & Parking For Multiple Vehicles
- Lounge, Dining Room & Office/Snug
- Rural Village With Countryside Views

Willow Cottage, Brook Street, Hemswell, DN21 5UJ,
£550,000



Set within the picturesque village of Hemswell, this beautifully restored four-bedroom stone cottage offers an exceptional blend of period charm and modern refinement. Built in the 18th century and thoughtfully renovated throughout, this stunning home is filled with character, showcasing an array of original features alongside contemporary comforts.

With 0.72 acres of beautiful gardens, it provides the perfect setting for a peaceful countryside lifestyle while remaining conveniently located close to Lincoln and Gainsborough.

The property stands out with its traditional Lincolnshire stone façade and charming surrounds. Inside, the home is rich with period details, including exposed timber beams, deep-set windows, and porcelain tiled flooring with underfloor heating, all of which have been lovingly renovated by the current vendors. Every aspect of the property has been thoughtfully upgraded, ensuring it remains true to its heritage while embracing modern-day living.

The heart of the home is undoubtedly the bespoke kitchen, which has been custom-designed by the vendors to compliment the cottage's character while offering high-end appliances and practicality. Featuring handcrafted cabinetry, premium countertops, a central island, and integrated appliances, this space is perfect for both casual dining and entertaining.

The reception rooms are equally impressive, boasting a wood-burning stove, stylish interiors, and timber beams, creating a warm and inviting atmosphere.

The lounge offers a cosy retreat for winter evenings, while the dining room provides an elegant space for hosting guests whilst opening into the impressive kitchen. Multiple double glazed windows allow for an abundance of natural light, seamlessly connecting the indoor spaces with the colourful gardens. Upstairs, the four bedrooms have been carefully designed to retain their character while providing comfort and tranquillity. Tasteful decor enhances the cottage's charm, while the stylish bathrooms feature high-quality fittings, modern tiling, and period-style fixtures in keeping with the home's aesthetic.

Set within approximately 0.72 acres (sts) of mature gardens, the outdoor space is truly a highlight of this property. The gardens have been beautifully landscaped, offering a mix of manicured lawns, mature trees, flower beds, and secluded seating areas.

There is ample space for outdoor dining, entertaining, and enjoying the peaceful countryside setting. The size of the plot also provides potential for further landscaping, vegetable gardens, whilst further benefits include multiple outbuildings such as a sizeable workshop.

Situated in the charming village of Hemswell, this cottage enjoys a peaceful yet well-connected location. The village is known for its quaint atmosphere, friendly community, and proximity to the open countryside.

This makes it a perfect choice for those seeking a picture perfect cottage within a traditional Lincolnshire village. Despite its tranquil setting, the property is conveniently located near transport links, schools, and local amenities, providing the best of both worlds. For further questions and viewing arrangements. Council tax band: E. Freehold.



Entrance Hall

Having decorative tiled flooring, electric radiator and access into:

Reception/Dining Room

16' 5" x 11' 5" (5.00m x 3.48m)

Having porcelain tiled flooring with stone effect finish, stairs rising to first floor with feature runners, window to front aspect and underfloor heating. Access into kitchen and lounge.

Lounge

16' 2" x 13' 1" (4.92m x 3.98m)

Having electric radiator, log burner, original exposed beams, windows to front and rear aspects.

Kitchen

16' 5" x 16' 5" (5.00m x 5.00m)

Having a bespoke kitchen fitted by a talented Lincolnshire carpenter. Kitchen comprising of eye and base level units with wooden carcass finished with dovetail joints and large kitchen island all being fitted with quartz worktops. Integral appliances include a full length fridge, 2 Neff ovens with slide and hide doors, Neff induction hob with feature extractor, Quooker tap, integral freezer, wine cooler, microwave and coffee machine. Porcelain tiled flooring with underfloor heating, window sill seats, 2 double glazed windows. Access into utility room/Office/Snug.

Office/Snug

12' 7" x 8' 4" (3.83m x 2.54m)

Having double glazed window to rear aspect, exposed stone wall and beams and a single radiator.

Utility Room

9' 9" x 8' 4" (2.97m x 2.54m)

Having storage cupboard housing the oil boiler (full service history), base level units with space for a sink, space and plumbing for laundry appliances. Access to downstairs WC, double glazed window and external side entrance to the property.

Downstairs WC

Having patterned tiled flooring, low level WC, vanity hand wash basin unit and an obscured window to rear aspect.

First Floor Landing

Having a storage cupboard and window to rear aspect. Access to loft and loft storage cupboard.

Master Bedroom

16' 9" max x 16' 5" max (5.10m x 5.00m)

Having 2 windows and a radiator. Access to:

En-Suite

8' 1" x 6' 3" (2.46m x 1.90m)

Having loft access, low level WC, His&Hers wave vanity unit with wall hung LED mirror, walk-in shower with rainfall showerhead, tiled surround, tiled floor, chrome heated hand towel rail and obscured window to side aspect.

Bedroom 2

16' 0" x 13' 2" (4.87m x 4.01m)

Having 2 double glazed windows and a radiator.

Bedroom 3

12' 8" x 11' 3" (3.86m x 3.43m)

Having double glazed window to front aspect and a radiator.

Bedroom 4

8' 3" x 5' 8" (2.51m x 1.73m)

Having double glazed window to side aspect and a radiator.

Bathroom

10' 4" x 4' 5" (3.15m x 1.35m)

Having a 3 piece suite comprising of a panelled bath with mains shower head over, vanity unit, low level WC, tiled flooring, large metro style tiled surround, large chrome heated hand towel rail, extractor unit and window to rear aspect.

Outside Rear

Having an enclosed garden extending to approximately 0.72 acres (subject to survey). A selection of styles and areas. The first area is landscaped ideal for entertaining and relaxing with guests, being mostly gravelled with a selection of colourful flowers and shrubs, a brick built outbuilding for storage. Furthermore the garden extends to a predominantly laid to lawn area with a selection of large mature trees, hedged perimeters, rockery areas, a summer house and backing onto fields. To the side aspect there is gravelled parking with front door entrance to the entrance hall and access to EV charge point.

Outside Front

There are two driveways both having easy access to internal living accommodation.

Garage/Workshop

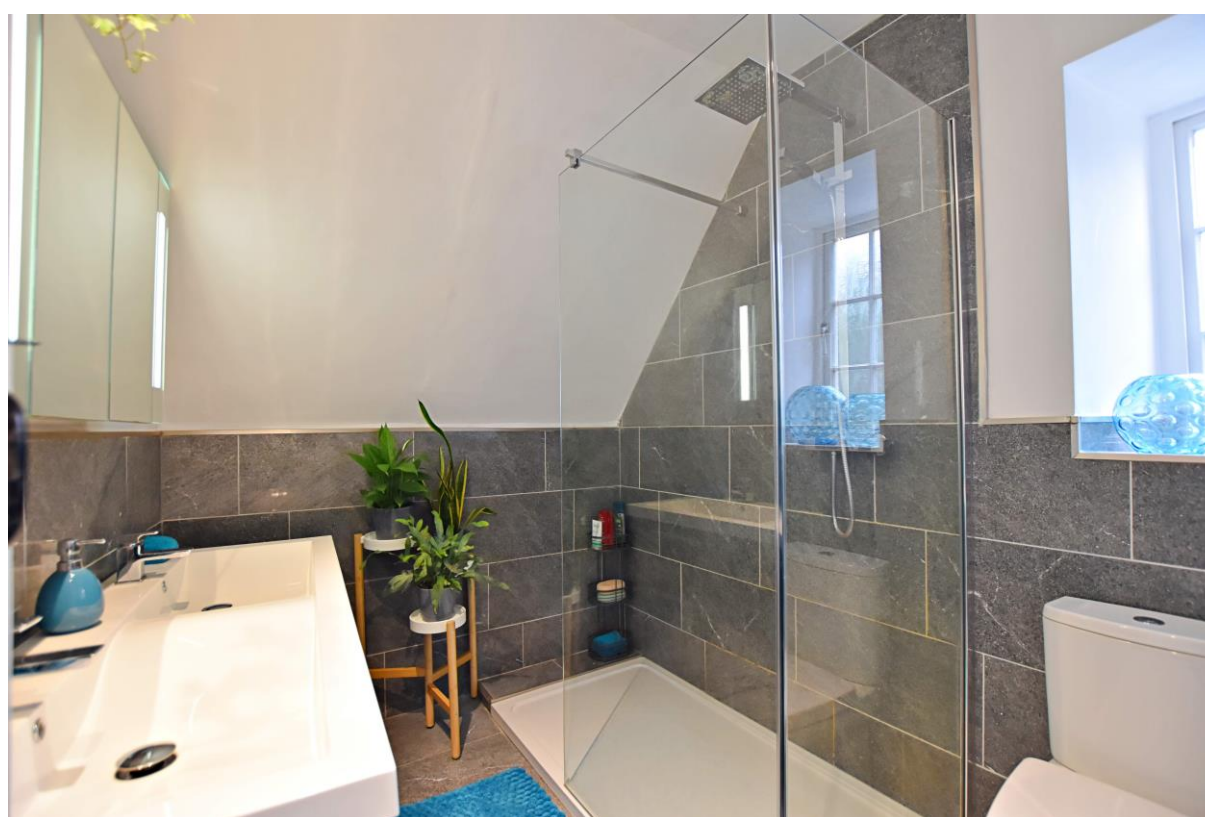
13' 3" x 12' 1" (4.04m x 3.68m)

A workshop for additional storage and access to 2 seating areas.





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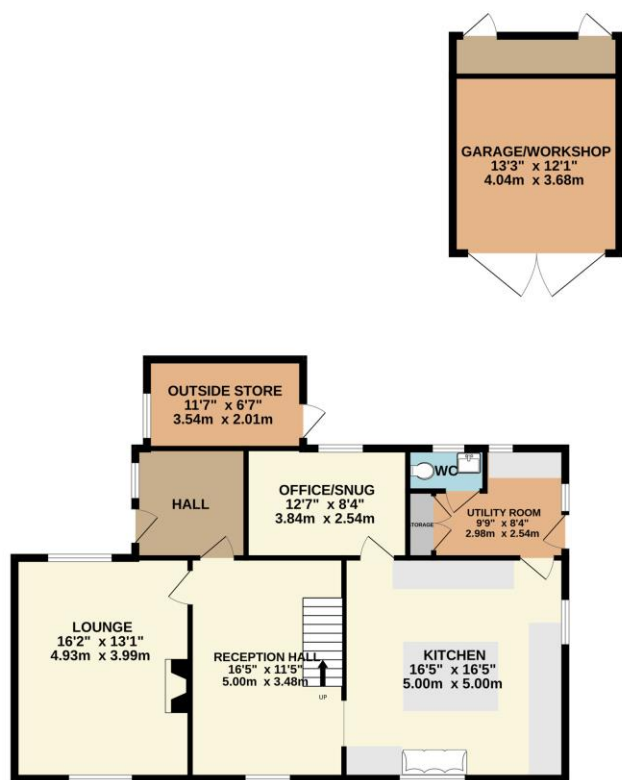


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GROUND FLOOR
1200 sq.ft. (111.4 sq.m.) approx.

1ST FLOOR
902 sq.ft. (83.8 sq.m.) approx.



TOTAL FLOOR AREA : 2102 sq.ft. (195.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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