



Broxburn Park, South Hykeham LINCOLN LN6 9NJ

welcome to

Broxburn Park, South Hykeham LINCOLN

Situated on this popular over 55's site within the popular area of South Hykeham is this spacious two bedroom park home enjoying driveway parking, wraparound gardens, modern and well presented interior.



A well-presented modern two double bedroom park home positioned in the popular over 55's retirement development of Broxburn Park in South Hykeham, enjoying local access to a wide range of amenities including shops, eateries, public houses and parks as well as transport links. The property in brief comprises of: welcoming entrance hall with doors accessing all rooms, convenient additional wc, modern fitted kitchen, bright and spacious lounge/diner and two double bedrooms served by a shower room. An additional standout feature of this home is the attractive wraparound gardens providing ample seating space, views of green space to the rear, two large storage sheds and a driveway providing access to the detached garage. Early internal viewing is strongly recommended to appreciate the space and accommodation on offer.

Entrance Hall

Additional Wc

Lounge / Diner

Kitchen

Bedroom One

Bedroom Two

Shower Room

Detached Garage

Outside



view this property online williamhbrown.co.uk/Property/LCR124264



welcome to

Broxburn Park, South Hykeham LINCOLN

- WELL PRESENTED PARK HOME
- BEAUTIFUL LOW MAINTENANCE GARDENS
- TWO DOUBLE BEDROOMS
- BRIGHT OPEN PLAN LOUNGE/DINER
- DRIVEWAY PARKING & DETACHED GARAGE

Tenure: EPC Rating: Exempt
Council Tax Band: A

We are currently awaiting Tenure details. For further information please contact the branch. Please note additional fees could be incurred for items such as leasehold packs.

£150,000



Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/LCR124264



Property Ref:
LCR124264 - 0002

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.



william h brown



01522 534 771



Lincoln@williamhbrown.co.uk



35-36 Silver Street, LINCOLN, Lincolnshire, LN2 1EW



williamhbrown.co.uk