



Beam House Blacksmiths Lane, Harmston Lincoln LN5 9SW

welcome to

Beam House Blacksmiths Lane, Harmston Lincoln

A truly unique six-bedroom character home located in the beautiful cliff village of Harmston, Lincolnshire. Offering four reception rooms, three bathrooms, off-street parking, and delightful gardens, this spacious property combines countryside charm with convenient access to local amenities.





Ground Floor



First Floor

Main House

Reception Room

12' 1" x 9' 6" (3.68m x 2.90m)

Utility Room

8' 10" x 5' (2.69m x 1.52m)

Family Room

13' 3" x 13' 2" (4.04m x 4.01m)

Inner Hallway

Storage Room

Open Plan Kitchen Diner

24' 4" x 15' 6" max (7.42m x 4.72m max)

Scullery Kitchen

8' 2" x 7' 10" (2.49m x 2.39m)

Downstairs Shower Room

6' 9" x 3' 10" (2.06m x 1.17m)

Landing Area

Main Bedroom

18' 8" x 14' max (5.69m x 4.27m max)

Bedroom

14' x 8' 9" (4.27m x 2.67m)

Main Bathroom

Workspace Landing

14' 4" x 6' 9" (4.37m x 2.06m)

Bedroom

11' 4" x 8' 1" (3.45m x 2.46m)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

welcome to

Beam House Blacksmiths Lane, Harmston Lincoln

- Unique and spacious six-bedroom character property
- Situated in the sought-after cliff village of Harmston
- Four versatile reception rooms ideal for family living
- Three bathrooms and utility room
- Off-street parking and attractive gardens, including an additional garden area

Tenure: Freehold EPC Rating: D
Council Tax Band: D

offers in the region of
£400,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
LCR123231 - 0006

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