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Jubilee Court, Lincoln



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Asking Price £135,000



NO ONWARD CHAIN - A two-bedroom semi-detached bungalow available on a 75% shared ownership basis, situated within a desirable over-55s courtyard development in the heart of Nettleham. Offering a lounge diner, kitchen, two good-sized bedrooms, bathroom, private garden and allocated parking space, all within walking distance of the village's excellent amenities.

### Key Features

- 75% Shared Ownership
- Two Bedroom Semi-Detached Bungalow
- Over-55s Courtyard Development
- Highly Sought-After Village Location
- Spacious Lounge Diner
- Fitted Kitchen
- Two good-sized bedrooms
- Private garden
- Allocated parking space
- No onward chain



Situated within a pleasant and well-maintained over-55s courtyard development in the heart of the highly sought-after village of Nettleham, this two-bedroom semi-detached bungalow is offered for sale on a 75% shared ownership basis and is available with no onward chain.

The accommodation comprises an entrance hallway, a spacious lounge diner providing ample space for both living and dining furniture, a fitted kitchen, two well-proportioned bedrooms and a bathroom. The layout offers comfortable and practical single-storey living, ideal for those seeking to downsize whilst remaining within easy reach of local amenities.

Externally, the property benefits from a private garden area, providing an enjoyable outdoor space for relaxing or gardening, together with an allocated parking space for added convenience.

The property occupies an excellent position within walking distance of Nettleham's excellent range of amenities, including shops, cafes, medical facilities and regular public transport links. Nettleham remains one of Lincolnshire's most desirable villages, offering a wonderful community atmosphere whilst being just a short distance from the City of Lincoln.

An excellent opportunity for buyers seeking a well-positioned bungalow in a popular village location. Early viewing is highly recommended.

### Entrance Hallway

4.7m x 1.21m (15'5" x 4'0")

Providing access to all principal rooms with useful storage space.

### Lounge diner

5.42m x 3.47m (17'10" x 11'5")

A bright and spacious reception room offering ample space for both living and dining furniture.

### Kitchen

2.56m x 3.06m (8'5" x 10'0")

Fitted with a range of units and work surfaces with space for everyday appliances.

### Bedroom One

3.3m x 3.93m (10'10" x 12'11")

A generous double bedroom overlooking the garden.

### Bedroom Two

2.41m x 3.04m (7'11" x 10'0")

A well-proportioned second bedroom suitable as a guest room, study or hobby room.

## Bathroom

2.15m x 1.94m (7'1" x 6'5")

Fitted with a three-piece suite comprising bath/shower, wash hand basin and WC.

## Outside

The property benefits from a private garden area and an allocated parking space. The bungalow is situated within a pleasant courtyard setting exclusively for residents aged 55 and over.

## Agent Notes

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They have no authority to give or make representation/warranties regarding the property, or comment on the SERVICES, TENURE and RIGHT OF WAY of any property.

These particulars do not form part of any contract and must not be relied upon as statements or representation of fact.

All measurements/areas are approximate. The particulars including photographs and plans are for guidance only and are not necessarily comprehensive.



Approximate total area<sup>®</sup>  
623 ft<sup>2</sup>  
58 m<sup>2</sup>

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



Score	Energy rating	Current	Potential
92+	A		
81-91	B		89 B
69-80	C	70 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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