

**ON HOLD**

MARTIN & CO



## **Willow Mews, Beckingham**

**3 Bedrooms, 2 Bathroom, Semi-detached house**

**£235,000**

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## Willow Mews, Beckingham

3 Bedrooms, 2 Bathroom

**£235,000**

- Village location
- Semi detached house
- Kitchen diner
- Driveway and garage
- Family bathroom & en suite

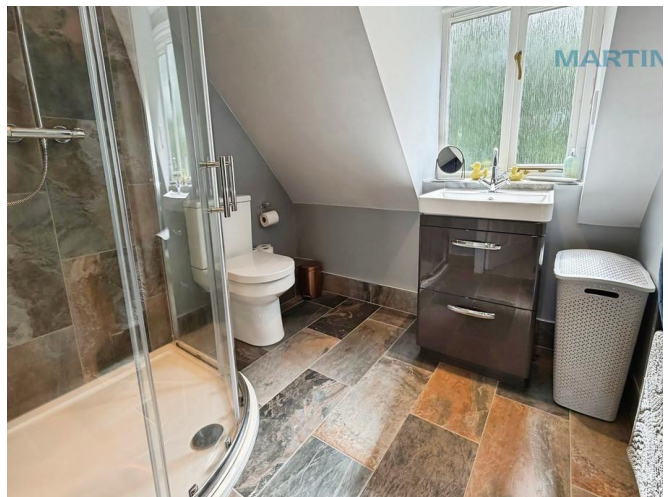
A beautifully presented modern three-bedroom semi-detached home, ideally situated within the highly sought-after village of Beckingham, offering a perfect balance of peaceful village living with excellent access to nearby market towns, commuter links, and countryside walks. Beckingham is well regarded for its attractive rural setting, welcoming community atmosphere, and convenient access to both Gainsborough and Lincoln, making it an increasingly popular choice for a wide range of buyers.

The accommodation is thoughtfully designed and well maintained throughout, briefly comprising an inviting entrance hall, downstairs WC, comfortable living room, and a stylish dining kitchen ideal for both everyday living and entertaining. To the first floor are three generous bedrooms, including a superb principal bedroom benefiting from en-suite facilities, together with a beautifully appointed family bathroom finished to a high standard.

Further benefits include gas central heating and uPVC double glazing throughout, ensuring comfort and efficiency all year round. Externally, the property enjoys an attractive enclosed rear garden providing an ideal space for relaxing or entertaining, while the substantial garage offers exceptional versatility with potential for use as a utility area, workshop, gym, or additional storage space. A driveway provides convenient off-road parking.

Combining modern accommodation, versatile space, and a desirable village location, this excellent home is expected to appeal to first-time buyers, professionals, downsizers, and investors alike. Early viewing is highly recommended to fully appreciate everything this impressive property has to offer.





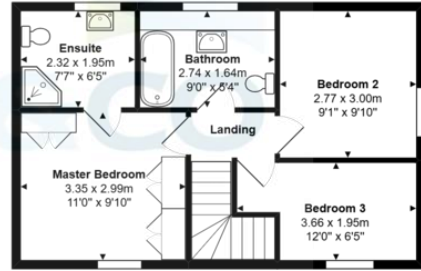


Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C	74 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		





Ground Floor



First Floor

Total Area: 97.7 m<sup>2</sup> ... 1052 ft<sup>2</sup>

All measurements are approximate and for display purposes only

## Martin & Co Gainsborough

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