Secure My Sale
POWERED BY OPEN HOUSE estate agents

Guide Price
£230,000
Lime Grove

Grantham, NG31
Freehold - Council Tax Band - C
EPC -

PROPERTY SUMMARY

Secure My Sale Estate Agents in Grantham, are delighted to present this incredible Five-Bedroom Semi-Detached property, occupying an enviable position on the highly regarded Lime Grove, Grantham. This residence represents an outstanding opportunity for visionary purchasers seeking a renovation project with considerable potential to turn this into either a stunning family home or a lucrative rental investment.

The property benefits from well-proportioned accommodation throughout, commencing with an inviting entrance hall that provides access to both the reception room and kitchen. The generously appointed lounge offers an excellent space for family living and entertaining, whilst the four double bedrooms provide flexible accommodation to suit modern family requirements.

A major feature of this property is the impressive rear garden, extending to an exceptional depth and offering a wealth of possibilities. This generous outdoor space provides the perfect canvas for landscaping projects, family recreation, or the creation of an idyllic private sanctuary. The garden's substantial proportions also present potential for further development, subject planning permission.

Requiring a full refurb, this property presents a unique opportunity to create a bespoke family residence tailored precisely to individual specifications. The substantial rooms throughout offer exceptional scope for creative interior design, making this perfect for those with vision and imagination.

Lime Grove enjoys an excellent reputation as a desirable residential area, offering convenient access to local amenities, schooling, and transport links, whilst maintaining a peaceful, family-friendly environment.

This property will particularly appeal to developers, investors, and homebuyers seeking a renovation project in an established location. With sympathetic modernisation, this residence has the potential to be transformed into either an impressive family home or a high-yielding rental investment.

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Ground Floor

Entrance Hallway -

Inviting Entrance Hallway acts as the hub of the home connecting Lounge, and Kitchen Diner to the stairs.

Lounge - 3.35m x 5.60m (11'0" x 18'4")

A spacious, light-filled lounge with windows to both front and rear aspects, ensuring the room is bathed in natural sunlight throughout the day.

Kitchen Diner - 3.32m x 3.59m (10'11" x 11'9")

A spacious kitchen diner brimming with potential and flooded with natural sunlight.

Rear Lobby -

Connecting area with downstairs W/C and extra storage

Garage - 2.71m x 4.57m (8'11" x 15'0")

A generous garage providing space for vehicle, and storage.

First Floor

Bedroom Five - 3.37m x 1.97m (11'1" x 6'6")

Well-proportioned bedroom, perfect for guests or a home office.

Main Bedroom - 3.36m x 3.46m (11'0" x 11'4")

A generous main bedroom flooded with natural sunlight, offering a bright and peaceful retreat.

Bedroom Two - 3.31m x 2.65m (10'10" x 8'8")

A spacious double bedroom with excellent proportions and plenty of room for freestanding furniture.

Bathroom - 1.72m x 2.84m (5'8" x 9'4")

A family bathroom offering good proportions and conveniently connecting the bedrooms.

Bedroom Three - 2.59m x 3.18m (8'6" x 10'5")

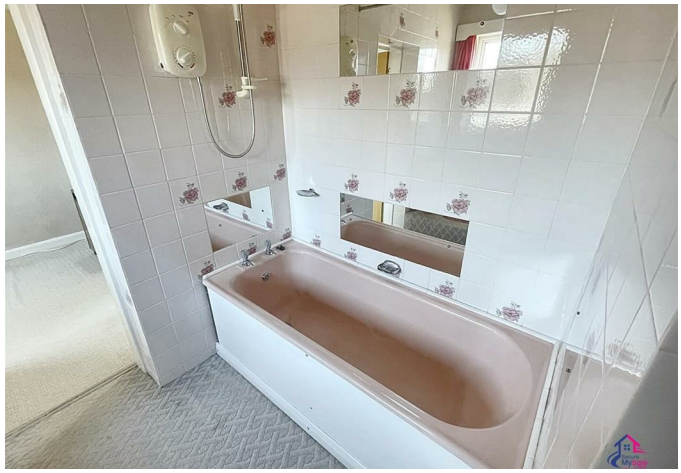
A good-sized double bedroom with ample space for bedroom furniture and storage.

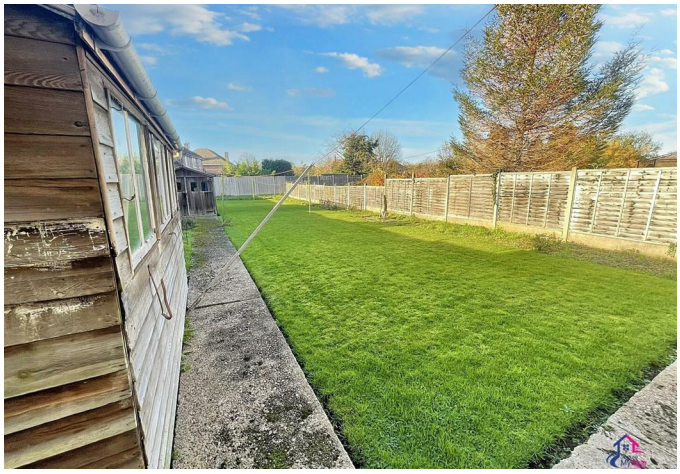
Bedroom Four- 2.56m x 2.95m (8'5" x 9'8")

A comfortable double bedroom with well-balanced proportions throughout.

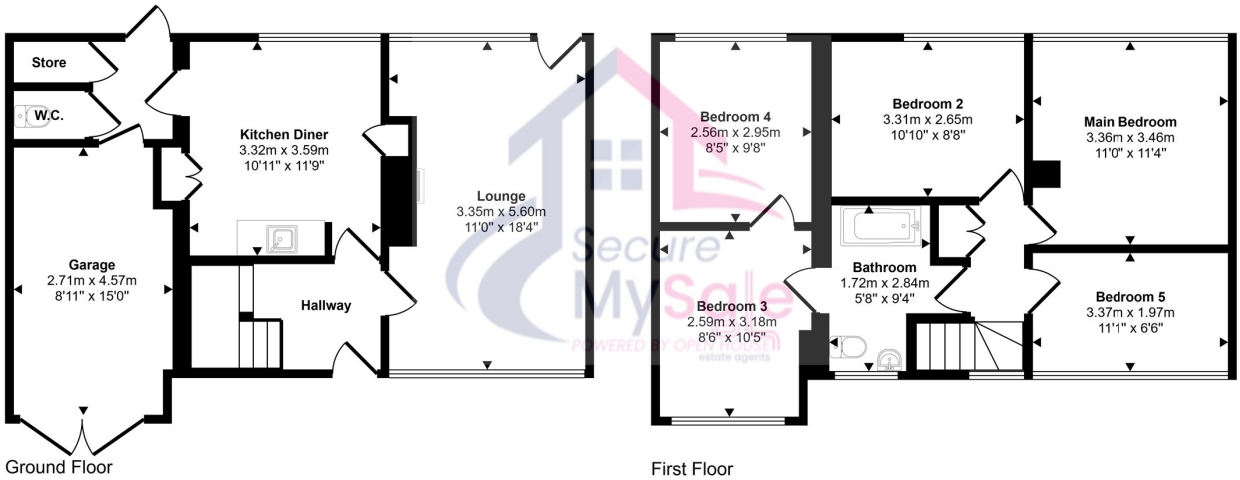
Outside

A paved driveway providing parking for two vehicles, complemented by a neatly maintained front lawn to the front and a beautifully landscaped rear garden stretching back generously, bathed in sunlight and offering abundant space for outdoor entertaining and relaxation.





Approx Gross Internal Area
112 sq m / 1209 sq ft



Ground Floor
Approx 57 sq m / 611 sq ft

First Floor
Approx 56 sq m / 599 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

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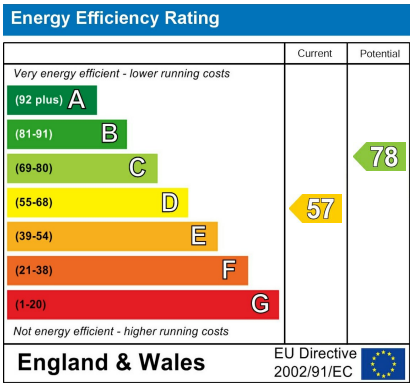

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the

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