



90 Kirkby Street
Lincoln, Lincolnshire, LN5 7TT

£120,000

2 Bedroom Terraced House

- Freehold
- Mid Terrace Property
- Two Double Bedrooms
- Separate Lounge & Dining Room
- Galley kitchen with access to rear courtyard
- Large family Bathroom
- Prime City Centre Location
- EPC Rating - D, Council Tax Band - A

[Click here to access the Energy Performance Certificate for 90 Kirkby Street, Lincoln, Lincolnshire, LN5 7TT](#)



Overview

An excellent opportunity to acquire this well presented two double bedroom mid terrace home ideally positioned in the heart of the city centre.

This versatile property offers a fantastic layout across two floors perfect for a wide range of buyers, including first-time buyers, investors and those looking to downsize without compromising or space. On the ground floor, the accommodation briefly comprises a welcoming lounge, a dedicated dining room and a practical Galley kitchen providing a great balance of living and entertainment space.

To the upper floor you will find two generously sized double bedrooms both offering comfortable and versatile accommodation along with a large well appointed family bathroom. To the rear a courtyard offers a low maintenance outdoor area ideal.

The city centre location truly sets this property apart placing an array of shops, restaurants, transport links and amenities right on your doorstep. Whether you are stepping onto the property ladder expanding a buy to let portfolio or seeking a manageable home in a prime location, this property deserves early viewings to avoid disappointment.





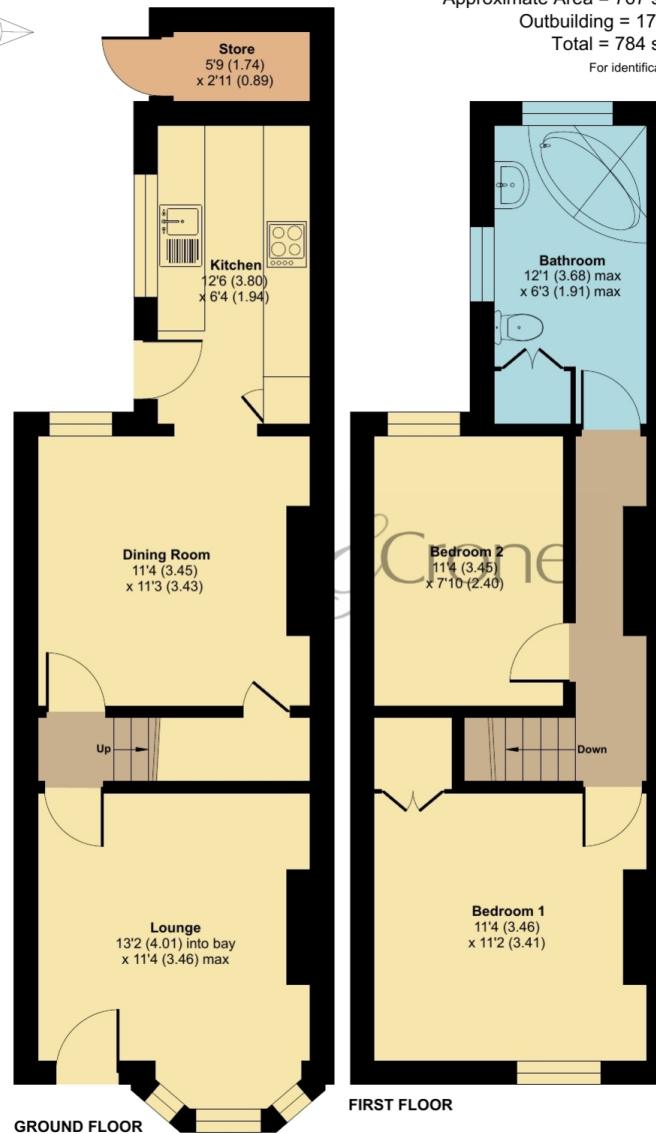
Kirkby Street, Lincoln, LN5

Approximate Area = 767 sq ft / 71.2 sq m

Outbuilding = 17 sq ft / 1.5 sq m

Total = 784 sq ft / 72.7 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nchecom 2026. Produced for Pygott & Crone. REF: 1480633



Location



Show on Google: [schools](#), [doctors](#), [supermarkets](#), [restaurants](#), [railway stations](#)



Stonebow
Financial Services Ltd

Do you need Financial Help or Advice?

We are offering free advice through Mortgage Advice Bureau. If you would like to discuss your finances or mortgage, we'll arrange for a qualified adviser to call you back at a convenient time.



Bianca van Tonder
Mortgage & Protection Adviser

0330 912 0007

Your home may be repossessed if you do not keep up repayments on your mortgage.

There may be a fee for mortgage advice. The actual amount you pay will depend upon your circumstances. The fee is up to 1% but a typical fee is 0.3% of the amount borrowed.






An advertisement for Pygott & Crone. It features a woman with blonde hair smiling while looking at a laptop. The text includes the company name, a Platinum Trusted Service Award, and three key benefits of their service.

Pygott & Crone

Platinum Trusted Service Award
★★★★★
2021 **feefo**

Book your free, property valuation.

- 24/7 Customer Service
- £0 Upfront Fees to Pay
- On average, 98% of asking price achieved

Houses. Homes. Harmony.



90 Kirkby Street, Lincoln
is on the market with our Lincoln branch

36a Silver Street, Lincoln LN2 1EW

01522 568822