



17 Horsemarket
Caistor, Market Rasen, Lincolnshire, LN7 6UP

£325,000

4 Bedroom Detached House

- Freehold
- Unique Detached Home
- Central Caistor Location
- 4 Bedrooms
- Bathroom and Cloakroom
- Off Road Parking
- Beautiful elevated Gardens
- Views over the Horse Market
- Ideal For Families
- EPC Rating - D, Council Tax Band - C

[Click here to access the Energy Performance Certificate for 17 Horsemarket, Caistor, Market Rasen, Lincolnshire, LN7 6UP](#)



Overview

Pygott and Crone are delighted to offer to the market this unique detached family residence, which stands in beautifully maintained and elevated gardens to the rear.

The property has the unique distinction of offering spacious and well presented "upside down" living accommodation which could be ideal for families. The upper floor living accommodation offers fantastic views over the horse market, as well as views over the stunning private elevated gardens.

Internal viewings are highly recommended in order to fully appreciate the living accommodation on offer, which offers flexibility of use depending on the needs of the potential purchaser.



The property is approached by a nice sized driveway and each side of the property leads to the fantastic private garden to the rear. Internal living accommodation is comprised of: Entrance Hallway, Family Bathroom Suite, four Bedrooms, and side Entrance Porch. Upstairs, the living space is a superb contemporary Open Plan Living Space with Lounge and Dining Areas, housing a wood burner and leading to a Conservatory which overlooks the fantastic rear garden. The modern fitted Kitchen was upgraded in 2020 and comes equipped with a large range of fitted base and eye level units. The Kitchen window has a great view overlooking the horse market and brings in a lot of natural light. Also, off the living area, is a handy Utility Room housing a combination boiler which was installed in 2023 . There is also an upstairs Cloakroom housing toilet and washbasin.

Externally, the mature , elevated gardens overlook the rear of the house and is well stocked with plants, shrubs and trees. There is a nice patio area, greenhouse and wooden storage shed.

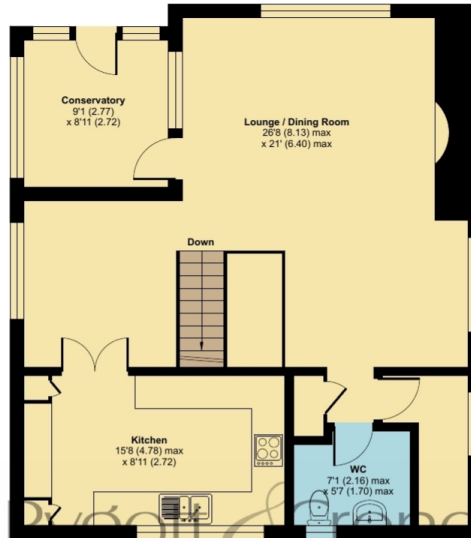




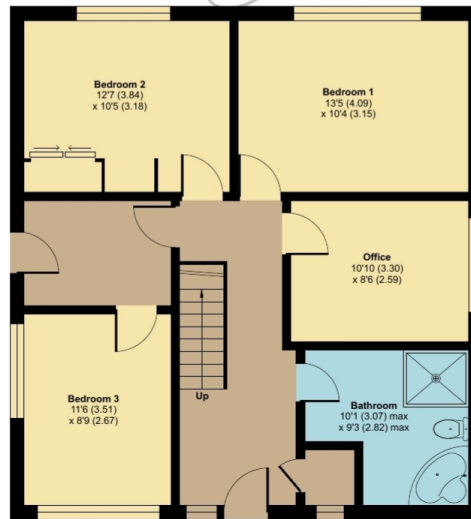
Horsemarket, Caistor, Market Rasen, LN7

Approximate Area = 1579 sq ft / 146.6 sq m

For identification only - Not to scale



FIRST FLOOR



GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2024. Produced for Pygott & Crone. REF: 1109961



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.



Dave Jolley
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.





Houses. Homes. Harmony.



17 Horsemarket, Caistor
is on the market with our Grimsby branch

22 South St Mary's Gate, Grimsby DN31 1LQ

01472 264960