



8 Northfield Road  
Quarrington, Sleaford, Lincolnshire, NG34 8RT

Guide Price  
£285,000

## 3 Bedroom Detached Bungalow

- Freehold
- For Sale by Auction – T & C's apply
- Buyers fees apply
- Fantastic plot & location
- Large west facing rear garden
- 3 generous double bedrooms
- Well maintained but opportunity to update
- Potential to extend subject to consents
- Integral garage & long driveway
- EPC Rating - E, Council Tax Band - D

[Click here to access the Energy Performance Certificate for 8 Northfield Road, Quarrington, Sleaford, Lincolnshire, NG34 8RT](#)



# Overview

Modern Method of Auction - T & Cs Apply

Superb plot and location. Must be viewed to fully appreciate this and the potential on offer and available for sale with no onward chain. This individual detached bungalow was built by the vendors family for their own occupation in 1967 and is now for sale for the first time. Situated on the edge of Quarrington in a sought after position the property has been well maintained but provides the opportunity for a buyer to update the property to their own taste and should they wish develop the property further by way of an extension subject to relevant consents. The property currently has electric heating and uPVC double glazing.

The accommodation extends to some 1063sqft and briefly comprises hallway, lounge diner with patio doors to the gardens, breakfast kitchen, side hall with shower room off, three double bedrooms and bathroom. Outside is a long driveway providing ample parking and leading to the integral garage. The property is set back from the road with a generous front garden laid to lawn with a number of shrubs and trees. The main gardens however are to the rear and a particular feature of the property. It is quite extensive, west facing and overlooks farmland to the rear. Again it is mainly lawn with shrubs and trees but also includes a vegetable plot.





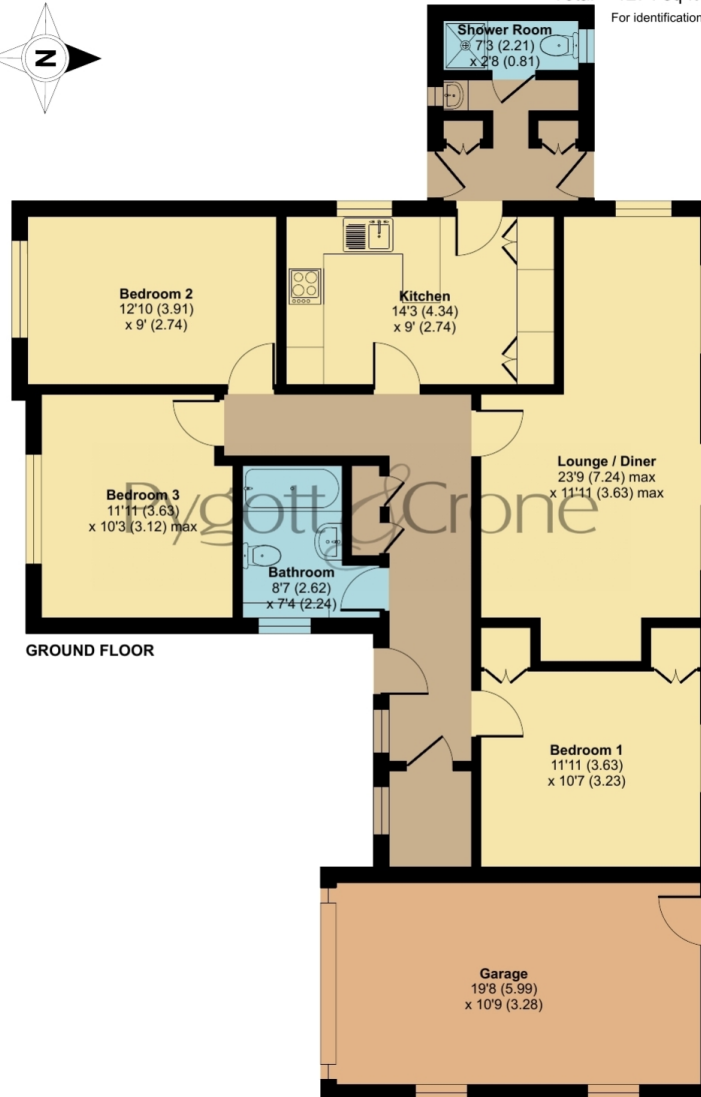
# Northfield Road, Quarrington, Sleaford, NG34

Approximate Area = 1063 sq ft / 98.7 sq m

Garage = 211 sq ft / 19.6 sq m

Total = 1274 sq ft / 118.3 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 2025. Produced for Pygott & Crone. REF: 1288784



## BUYING CONDITIONS

This property is for sale by the Modern Method of Auction, meaning the buyer and seller are to Complete within 56 days (the "Reservation Period"). Interested parties personal data will be shared with the Auctioneer (iamsold).

If considering buying with a mortgage, inspect and consider the property carefully with your lender before bidding.

A Buyer Information Pack is provided. The winning bidder will pay £349.00 including VAT for this pack which you must view before bidding.

The buyer signs a Reservation Agreement and makes payment of a non-refundable Reservation Fee of 4.5% of the purchase price including VAT, subject to a minimum of £6,600.00 including VAT. This is paid to reserve the property to the buyer during the Reservation Period and is paid in addition to the purchase price. This is considered within calculations for Stamp Duty Land Tax.

Services may be recommended by the Agent or Auctioneer in which they will receive payment from the service provider if the service is taken. Payment varies but will be no more than £450.00. These services are optional.

## Entrance Hall



## Location



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



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Financial Services Director

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is on the market with our Sleaford branch

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