



Vine Cottage, Priestfield Drove
Gedney, Spalding, Lincolnshire, PE12 0BP

£295,000

3 Bedroom Detached House

- Freehold
- Detached cottage
- 3 bedrooms, 2 bathrooms
- Large lounge and dining area
- Approx. 1 acre of land (sts)
- Excellent potential for a variety of uses
- Ample off road parking
- Garage
- EPC Rating - E, Council Tax Band - B

[Click here to access the Energy Performance Certificate for Vine Cottage, Priestfield Drove, Gedney, Spalding, Lincolnshire, PE12 0BP](#)



Overview

A Unique, three bedroom detached property located within the village of Gedney, with direct access to the A17, Offering a perfect blend of character, space, and versatility, this family home is set on approximately 1 acre of grounds (sts), ideal for those seeking semi-rural living with added flexibility.

The property features a spacious lounge and dining area, perfect for entertaining or relaxing with the family. A well-appointed kitchen completes the main living space, offering plenty of storage and functionality for everyday living as well as the addition of a downstairs bathroom. Upstairs, you'll find three good-sized bedrooms and an en suite bathroom, providing ample accommodation for a growing family or visiting guests.

Outside, the expansive plot includes two stables, ideal for those with horses or animals, as well as a mobile home, with countryside views, this property offers a rare opportunity to enjoy rural living, with ample off road parking to the front and access to a large garage.







Priestfield Drive, Gedney, Spalding, PE12

Approximate Area = 1606 sq ft / 149.2 sq m

Garage = 241 sq ft / 22.3 sq m

Outbuilding = 120 sq ft / 11.1 sq m

Total = 1967 sq ft / 182.6 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). © nrichem 2026. Produced for Pygott & Crone. REF: 1431417



Location



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Vine Cottage, Priestfield Drove, Gedney
is on the market with our Spalding branch

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