



21 Sandcliffe Road  
Grantham, Lincolnshire, NG31 8DT

£595,000

## 4 Bedroom Detached House

- Freehold
- Popular Location
- Extended Detached Family Home
- Upgraded & Beautifully Well Presented Throughout
- 4 Double Bedrooms
- Stunning Open Plan Kitchen/Dining/Day Room
- Lounge, Dining Room & Family Room
- Driveway & Double Garage
- South/West Facing Garden
- EPC Rating - TBC, Council Tax Band - E

[Click here to access the Energy Performance Certificate for 21 Sandcliffe Road, Grantham, Lincolnshire, NG31 8DT](#)



## Overview

\*Exceptional Detached Family Home positioned within Prime Manthorpe Location\*

This extended detached property on Sandcliffe Road offers approximately over 2,100 sq ft of living space, plus a double garage. Inside, the home includes a generous open-plan kitchen, dining and day room — an ideal hub for modern family living — along with a separate lounge, dining room and a family room for extra space and versatility. It features four double bedrooms upstairs, with the beautiful principal bedroom benefiting from an en-suite shower room, and there is also a family bathroom. Additional practical rooms include a utility room and a downstairs WC. Outside, there is a driveway parking plus a sizeable double garage, and an ideal south-west facing garden which gets good afternoon/evening light — nice for relaxing or entertaining.



As for the location, the home lies in the well-regarded Manthorpe area on the northern edge of Grantham. Manthorpe offers close access to local amenities: including local shop, while the wider town of Grantham offers supermarkets, cafés, a cinema, gyms, restaurants, bars, and more.

For families, local education is convenient: there are nearby primary and secondary schools including Clifedale Primary School and Priory Ruskin Academy on the Manthorpe estate. Meanwhile medical needs are close-by too — Grantham and District Hospital is just a short walk away.

Transport links from Manthorpe are fantastic being on the local number 1 bus route between Grantham & Lincoln plus only minutes drive from Granthams Train Station which links to London Kings Cross in around an hour or less. Meanwhile the town centre has, supermarkets, shops, restaurants, bars, cafes & cinema, the convenience of close proximity to town living.

Call Pygott & Crone NOW to arrange your viewing on this superb family home - The property benefits from Gas central heating & is uPVC double glazed throughout.





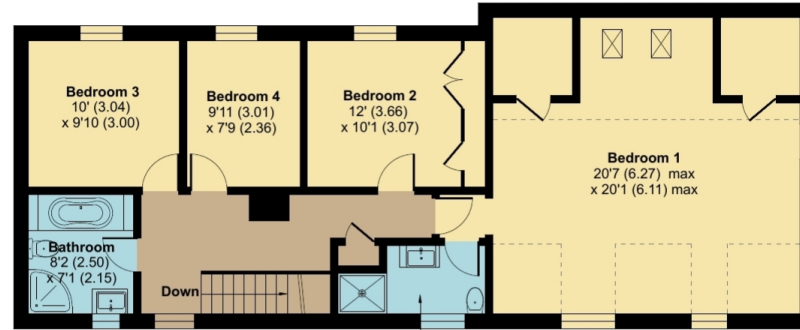
# Sandcliffe Road, Grantham, NG31



Denotes restricted head height

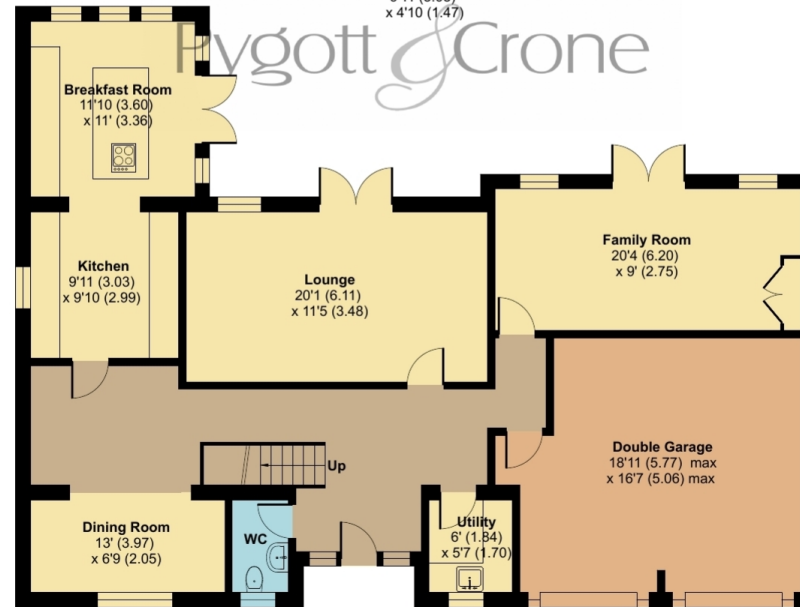
Approximate Area = 1905 sq ft / 176.9 sq m  
 Limited Use Area(s) = 209 sq ft / 19.4 sq m  
 Garage = 314 sq ft / 29.1 sq m  
 Total = 2428 sq ft / 225.4 sq m

For identification only - Not to scale



FIRST FLOOR

En-Suite  
 Shower Room  
 9'11" (3.03)  
 x 4'10" (1.47)



GROUND FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nrichcom 2025. Produced for Pygott & Crone. REF: 1385806



## Location



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is on the market with our Grantham branch

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