



22a, Church Lane  
Scredington, Sleaford, Lincolnshire, NG34 0AG

£225,000

## 4 Bedroom Detached House

- Freehold
- Fantastic refurbishment / redevelopment opportunity
- No onward chain
- Existing accommodation some 1204sqft
- 4 double bedrooms over ground & first floor
- Lounge & kitchen
- Integral garage & large workshop
- Over 1/2 acre mature gardens overlook adj countryside
- EPC Rating - E, Council Tax Band - B

[Click here to access the Energy Performance Certificate for 22a, Church Lane, Screddington, Sleaford, Lincolnshire, NG34 0AG](#)



## Overview

Fantastic refurbishment / re-development opportunity enjoying a large plot in excess of half an acre on the edge of this small but popular village and offered for sale with no onward chain. The size and position of the plot overlooking adjacent countryside is a particular feature. The existing accommodation is deceptively spacious extending to some 1204sqft and does have oil fired central heating but there is potential to extend subject to relevant consents.

The accommodation includes hall, lounge, kitchen, store, two ground floor double bedrooms which could be purposed differently if required, ground floor bedroom and to the first floor are two further double bedrooms.

Outside is a driveway providing parking and leading to integral garage in addition to which is a substantial shed. The gardens are mature and in need of landscaping. Viewing recommended to fully appreciate the opportunity.





# Church Lane, Screddington, Sleaford, NG34



Approximate Area = 1204 sq ft / 111.8 sq m  
 Garage = 143 sq ft / 13.2 sq m  
 Outbuilding = 261 sq ft / 24.2 sq m  
 Total = 1608 sq ft / 149.2 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: 1431509



## Location



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Ahmed Jilil  
Financial Services Director

0330 912 0007

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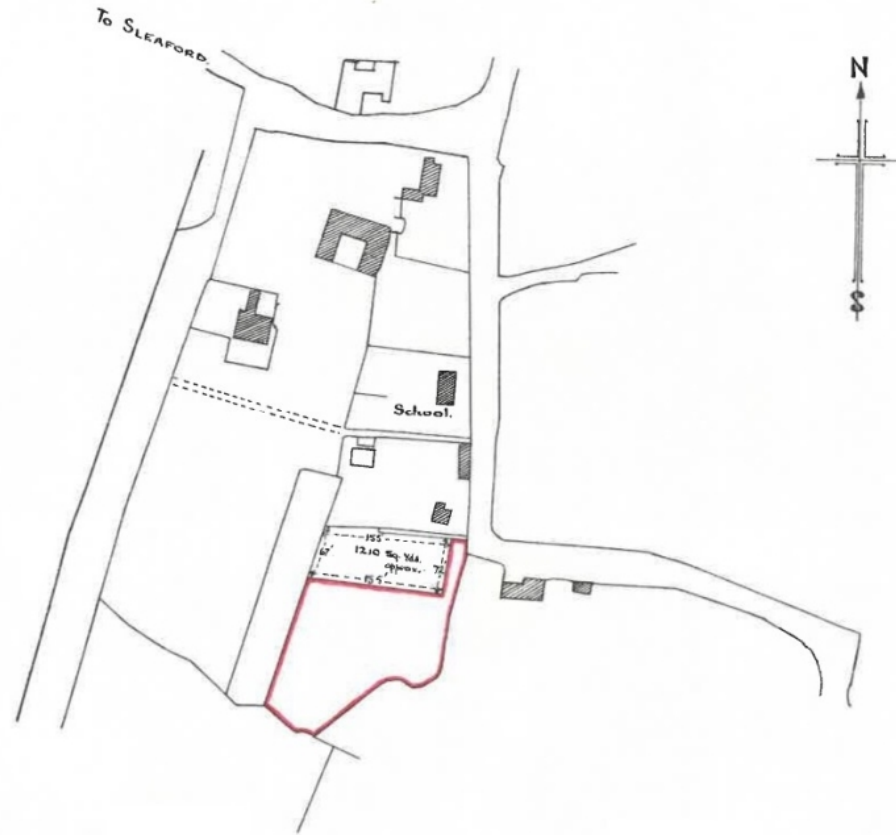
There may be a fee for mortgage advice. The actual amount you pay will depend upon your circumstances. The fee is up to 1% but a typical fee is 0.3% of the amount borrowed.







~ PLAN REFERRED TO ~



Scale

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is on the market with our Sleaford branch

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