



1 Cliffe Close
Ruskington, Sleaford, Lincolnshire, NG34 9AT

Offers Over
£245,000

3 Bedroom Detached House

- Freehold
- Detached Family Home
- 3 Double Bedrooms
- Lounge, Dining Room, Conservatory
- Re-Fitted Modern Kitchen
- Poplar Village of Ruskington
- Easy Access to the village centre
- Enclosed Rear Garden wrapping around the house
- Off Road Parking & Garage
- EPC Rating - D, Council tax Band - C

[Click here to access the Energy Performance Certificate for 1 Cliffe Close, Ruskington, Sleaford, Lincolnshire, NG34 9AT](#)



Overview

Pygott and Crone are delighted to present for sale this established detached family home, occupying a prominent corner plot within a highly sought after residential location. The property has been carefully maintained and thoughtfully improved by the current owner, resulting in a home that is both well presented and finished to a high standard. Benefiting from uPVC double glazing and gas fired central heating with a recently refitted boiler, it offers modern comfort in a traditional setting. Ruskington itself provides an excellent range of local amenities along its picturesque High Street with its beck, as well as a train station on the Sleaford to Lincoln line, making it a well-connected and desirable place to live.



The accommodation is generously proportioned and arranged to suit family living. The first floor offers three double bedrooms with the main bedroom having built in wardrobes together with a modern shower room, while the ground floor comprises an entrance hall, cloakroom, lounge with storage cupboard, dining room also having a storage/larder cupboard, conservatory and a well-appointed re-fitted kitchen with integrated gas hob, eye level double oven, space for dishwasher and space with plumbing for washing machine.

Externally, the property continues to impress with a driveway providing off street parking and access to a garage with power connected. The main gardens are south facing and have been recently re landscaped, designed to create a private and attractive outdoor space with an extensive patio that wraps around the side and rear of the property. A lawned area features an apple tree inset, while gated side access and a useful garden shed add further practicality to the outside space.

Viewing is Highly Recommended.





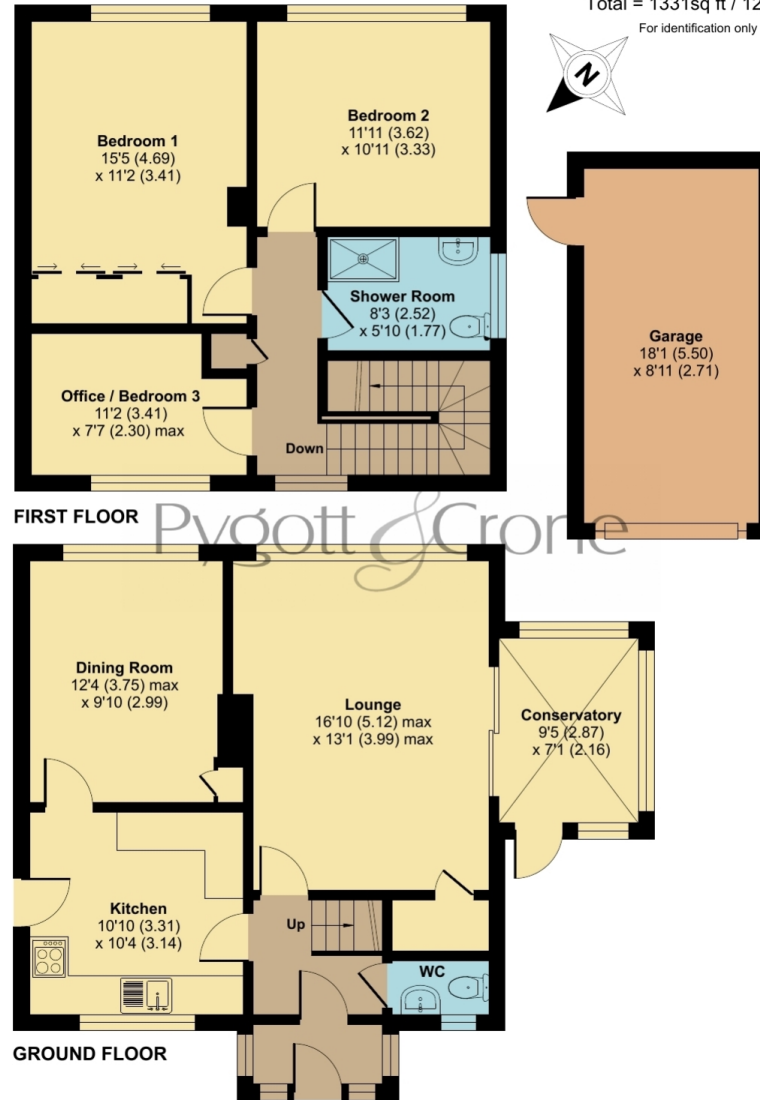
Cliffe Close, Ruskington, Sleaford, NG34

Approximate Area = 1171 sq ft / 108.7 sq m

Garage = 160 sq ft / 14.8 sq m

Total = 1331sq ft / 123.5 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). © nrichcom 2025. Produced for Pygott & Crone. REF: 1344667



Location



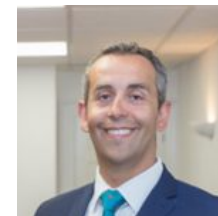
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1 Cliffe Close, Ruskington
is on the market with our Sleaford branch

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