



14 Scampton Avenue
Lincoln, Lincolnshire, LN6 0AS

£200,000

3 Bedroom Terraced House

- Freehold
- Spacious Terraced Home
- 3 Double Bedrooms
- Kitchen/Breakfast Room
- Lounge/Dining Room
- Extended Garden Room & Conservatory
- Recently Updated 4 Piece Bathroom
- Driveway Parking
- Highly Sought After Location
- EPC Rating - C, Council Tax Band - A

Click here to access the Energy Performance Certificate for 14 Scampton Avenue, Lincoln, Lincolnshire, LN6 0AS



Overview

Located in a highly sought-after residential area close to the popular Hartsholme Park, this spacious three-bedroom terraced home offers generous living accommodation, ample driveway parking, and a low-maintenance rear garden.

The ground floor includes an entrance lobby, a well-proportioned kitchen/breakfast room, a conservatory, a spacious lounge/dining room, and a garden room providing additional versatile space. Upstairs, there are three double bedrooms along with a modern family bathroom that has been recently updated to a contemporary standard, featuring both a bath and a separate shower.

Externally, the property benefits from driveway parking for multiple vehicles and a private rear garden designed for easy maintenance, complete with an outbuilding for additional storage or workspace.

Early viewing is highly recommended to fully appreciate the space and location this home has to offer. To arrange a viewing, please contact Pygott & Crone.





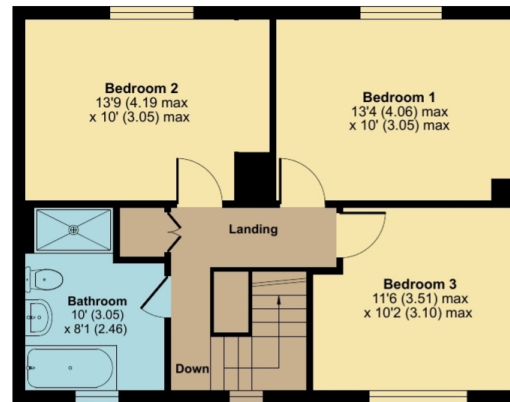
Scampton Avenue, Lincoln, LN6

Approximate Area = 1302 sq ft / 121 sq m

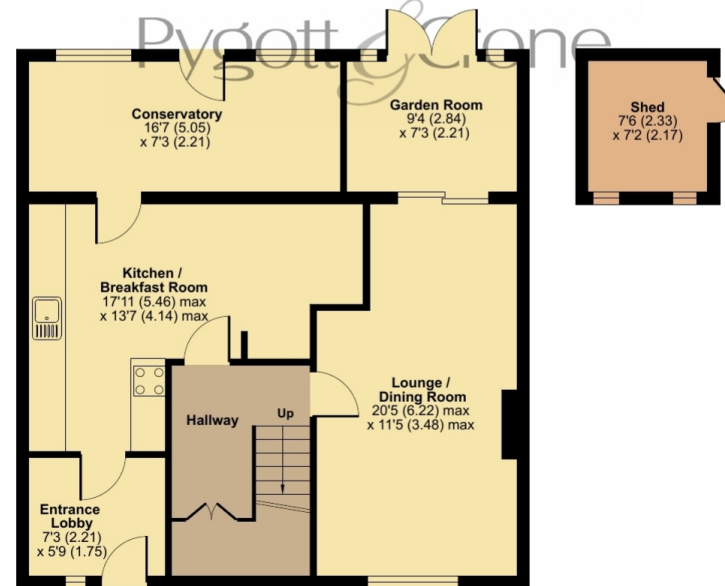
Outbuilding = 54 sq ft / 5 sq m

Total = 1356 sq ft / 125.9 sq m

For identification only - Not to scale



FIRST FLOOR



GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © ntechcom 2025. Produced for Pygott & Crone. REF: 1343694



Location



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