



18 Bullens Lane  
Swineshead, Boston, Lincolnshire, PE20 3JQ

£289,000

## 4 Bedroom Detached House

- Freehold
- Large 4 Bedroom Detached Family Home
- Lounge, Sun Room and Office
- Open Field Views To The Front
- Swineshead Village Location
- Ample Off Road Parking And Garage With Electric Door
- Good-Sized Plot
- Viewing Essential
- EPC Rating - D, Council Tax Band - D

[Click here to access the Energy Performance Certificate for 18 Bullens Lane, Swineshead, Boston, Lincolnshire, PE20 3JQ](#)



## Overview

This spacious detached home is positioned on a generous plot with open fields directly to the front, offering a quiet and spacious outlook. The accommodation is arranged over two floors and provides practical living space suitable for a families and a variety of needs.



On the ground floor, the entrance hall leads into a large lounge and dining room that benefits from plenty of natural light. The lounge opens into a garden room, creating additional space that can be used for dining or relaxing. The kitchen is well-positioned nearby, offering practicality and convenience. There is also a study, a separate WC, and a boot room by the garage entrance, providing useful storage and external access to the front. The oversized integral garage offers secure parking and further storage space

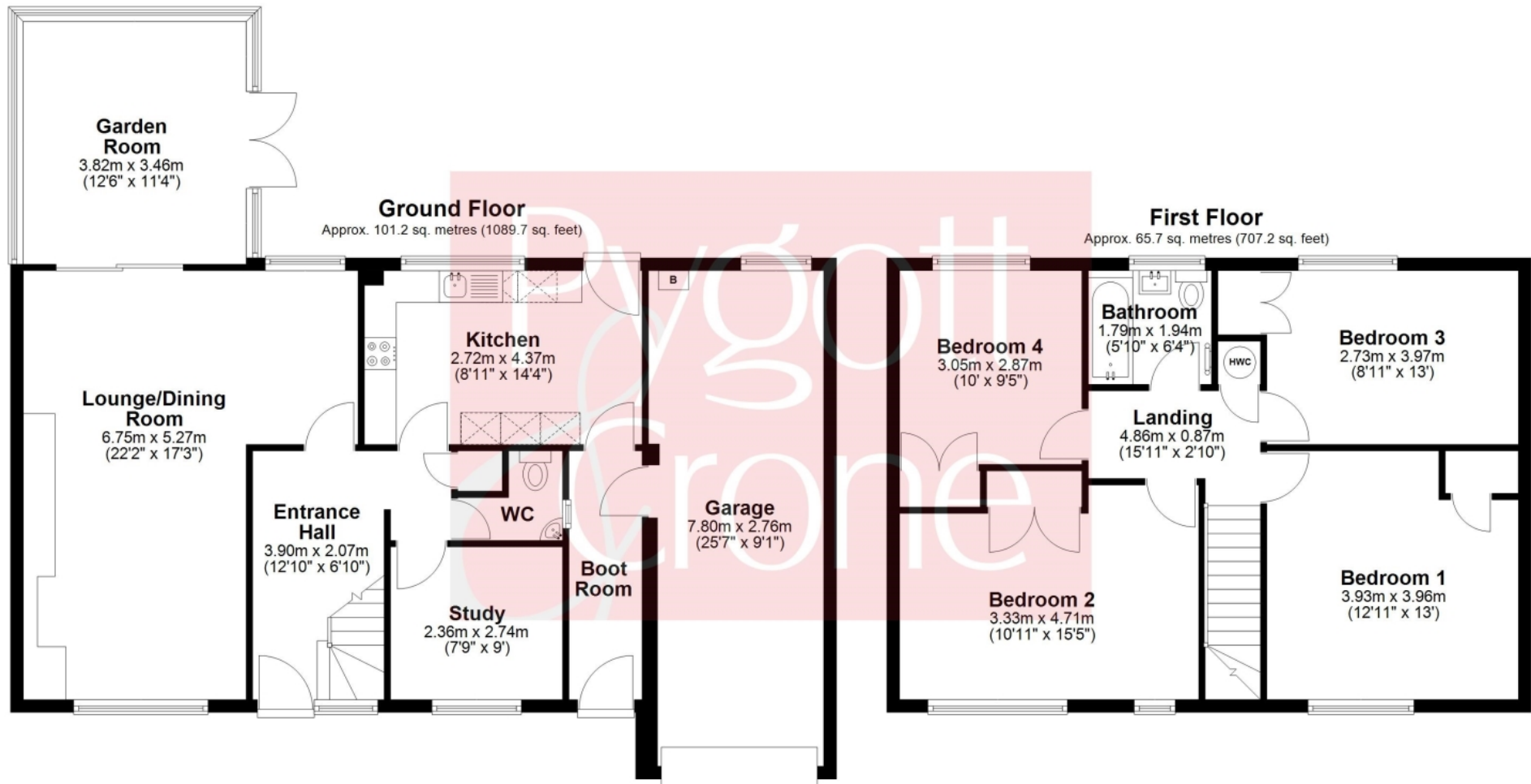
Upstairs, there are four bedrooms, including a main bedroom with views over the fields and a family bathroom serves the upper floor.

Swineshead is a well-established village offering a range of local amenities, including shops, a post office, schools, and leisure facilities. It benefits from good transport links to nearby towns and the surrounding countryside, making it an ideal location for those seeking a village lifestyle with easy access to larger towns.

Overall, this property combines useful, well-arranged living areas with a peaceful setting and a convenient village location, making it adaptable to a wide range of lifestyles.







Total area: approx. 166.9 sq. metres (1796.9 sq. feet)

Floor plan created by Matte Black Media.  
Plan produced using PlanUp.



## Location



Show on Google: [schools](#), [doctors](#), [supermarkets](#), [restaurants](#), [railway stations](#)



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An advertisement for Pygott & Crone. It features a woman with blonde hair smiling while looking at a laptop. The background is a soft, out-of-focus grey. The Pygott & Crone logo is in the top left, and a Platinum Trusted Service Award badge is in the top right. The main text reads "Book your free, property valuation." Below this are three bullet points with icons: a headset for "24/7 Customer Service", a hand holding a coin for "£0 Upfront Fees to Pay", and a house icon for "On average, 98% of asking price achieved".

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An advertisement for Pygott Plus+. The background is a solid red color. The text "Pygott Plus+" is at the top left. Below it, the heading "YOUR PERSONAL PROPERTY JOURNEY" is followed by a list of five benefits, each preceded by a plus sign. On the right, a smartphone displays the app's login screen, which includes the Pygott Plus+ logo, a large plus sign, and input fields for "Email address", "Password", and a "Login" button.

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**18 Bullens Lane, Swineshead**  
is on the market with our Boston branch

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