



84 Main Road
Leadenham, Lincoln, Lincolnshire, LN5 0PE

£650,000

5 Bedroom Link Detached House

- Freehold
- Sought after Cliff Village Location
- Sitting on 1.5 acres
- No Onward Chain
- Full of Character and Charm
- 3 double bedrooms each with ensuite
- 2 Bed Grade II Listed Annex
- Spacious and versatile accommodation
- Paddock, Outbuildings and Stables
- Stunning Views
- EPC Rating House - D, EPC Rating Annexe -D, Council Tax Band - D (House), A (Annexe)

[Click here to access the Energy Performance Certificate for 84 Main Road, Leadenham, Lincoln, Lincolnshire, LN5 0PE](#)



Overview

Set in the charming cliff village of Leadenham, this exceptional and versatile residence offers approximately 3,800 sq ft of thoughtfully arranged living space and outbuildings, complemented by a spacious two bedroom annex and set within around one and a half acres of private grounds. This truly unique home is a rare opportunity to own part of Leadenham's rich history and being offered with no onward chain, viewing is essential to appreciate both the size and character this property has to offer.

The distinctive main house blends character with contemporary comfort, featuring generous reception areas filled with natural light, ideal for both everyday family living and entertaining. The open plan kitchen/dining room forms the heart of the home, with ample workspace and a seamless flow into the conservatory and outdoor areas. The three double bedrooms, each having an ensuite, provide flexibility for family life or guest accommodation if desired.



A standout feature of this property is the self contained two bedroom annex, part of the former station house and being Grade II Listed. This space is perfect for multi generational living, guest stays, or potential rental income, subject to relevant permissions. With its own entrance and independent facilities, it offers both privacy and convenience.

Externally, the property truly excels being ideal for equine enthusiasts or keen gardeners alike. The expansive one and a half acre plot provides a sense of space and seclusion, with mature gardens, raised beds, open lawned areas and scope for further landscaping or leisure use. There is a substantial pond, greenhouse, brick built store and further storage sheds, a paddock with three stables, garage with utility area, ample parking and additional outdoor features enhance the practicality of the setting.

Agents Note: The property is subject to a Grant of probate which has been applied for but not yet granted.





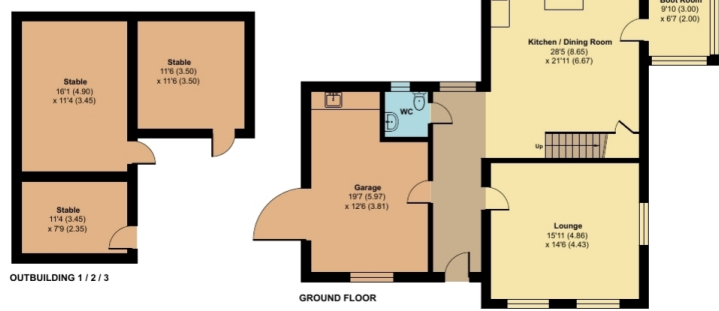
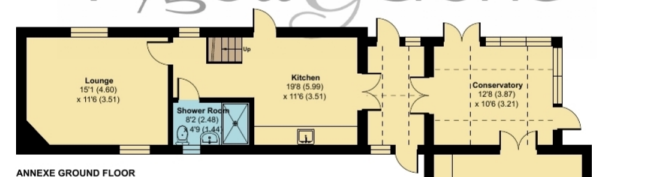
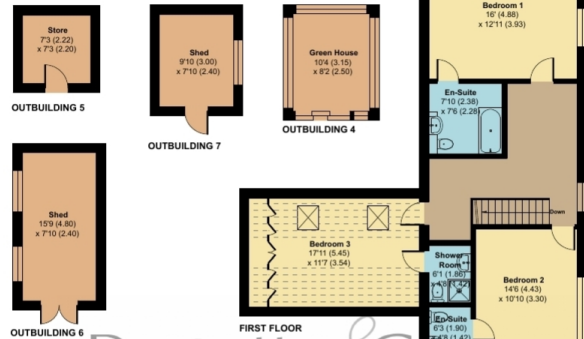
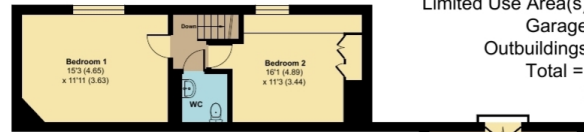
Main Road, Leadenham, Lincoln, LN5



Approximate Area = 2697 sq ft / 250.5 sq m
 Limited Use Area(s) = 166 sq ft / 15.4 sq m
 Garage = 214 sq ft / 19.8 sq m
 Outbuildings = 741 sq ft / 68.8 sq m
 Total = 3818 sq ft / 354.5 sq m

For identification only - Not to scale

Denotes restricted head height



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nrichcom 2026. Produced for Pygott & Crone. REF: 1451514



Location



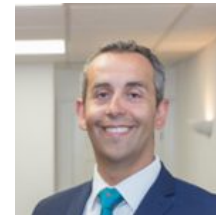
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