



Pygott
& Crone

Hillside, 9 Hampton Street
Lincoln, Lincolnshire, LN1 1LG

£350,000

3 Bedroom Semi-Detached House

- Freehold
- Renovated To An Immaculate Standard
- 3 Bedroom Semi Detached
- Bay Fronted Lounge
- Modern Open Plan Kitchen Diner
- Garage & Off road Parking
- EPC Rating - C, Council Tax Band - C
- Large Garden
- Highly Sought After West End Location
- Family Bathroom & Downstairs WC

[Click here to access the Energy Performance Certificate for Hillside, 9 Hampton Street, Lincoln, Lincolnshire, LN1 1LG](#)



Overview

Pygott & Crone are delighted to offer this beautifully presented three-bedroom semi-detached home, located on a highly desirable road within easy reach of Lincoln's historic Cathedral Quarter and benefiting from excellent transport connections.

The property has been thoughtfully renovated to an exceptional standard and offers well-balanced, contemporary accommodation throughout. The ground floor comprises a welcoming entrance hallway, an elegant bay-fronted lounge, a stylish downstairs WC, and a high-specification kitchen/dining room featuring bi-fold doors that open seamlessly onto the rear garden—ideal for modern family living and entertaining.

To the first floor are three well-proportioned bedrooms, all served by a modern family bathroom finished to a high standard.



Externally, the property continues to impress with a generous driveway providing ample off-road parking, a single garage, and a spacious rear garden that has been perfectly designed for outdoor enjoyment and entertaining, the generous plot suits itself well for potential extension subject to planning.

Hampton Street is one of the West End's most sought-after locations, ideally positioned for access to Lincoln's ever-improving city centre and historic Cathedral Quarter. Early viewing is highly recommended—contact Pygott & Crone today to arrange your appointment.

Agent's Note: We have been advised by the vendor that the property is currently let on an AST; the landlord is willing to serve the tenants with a Section 21 Notice after a sale has been agreed if required. The buyer will need to confirm with their solicitor regarding vacant possession and dates.





Hampton Street, Lincoln, LN1

Approximate Area = 1116 sq ft / 103.6 sq m (excludes garage)

Outbuilding = 33 sq ft / 3 sq m

Total = 1149 sq ft / 106.6 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 2026. Produced for Pygott & Crone. REF: 1400500



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is on the market with our Lincoln branch

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