



1a, Villa Close  
Branston, Lincoln, Lincolnshire, LN4 1LW

£270,000

## 3 Bedroom Detached Bungalow

- Freehold
- No Onward Chain
- Detached Bungalow
- Three Bedrooms
- Elevated Position
- Bathroom & En-Suite Facilities
- Long Driveway & Detached Garage
- Highly Sought After Village
- EPC Rating - D, Council Tax Band - C

[Click here to access the Energy Performance Certificate for 1a, Villa Close, Branston, Lincoln, Lincolnshire, LN4 1LW](#)



## Overview

Pygott & Crone are delighted to present this well-maintained and generously proportioned three-bedroom detached bungalow, superbly positioned within a peaceful cul-de-sac on Villa Close, in the highly sought-after village of Branston. The home benefits from a view the length of the cul de sac with the Church and trees beyond, being sold with No Onward Chain.



This attractive home offers spacious and versatile accommodation throughout, briefly comprising: a welcoming Entrance Hallway, a bright and airy Lounge featuring a charming bay window with views down the whole cul de sac, a separate Dining Room, a well-appointed fitted Kitchen, and a Conservatory overlooking the rear garden. There are three well-sized Bedrooms, with the principal bedroom benefitting from En-Suite facilities, in addition to a Family Bathroom.

Occupying an elevated plot, the property enjoys a long driveway (shared with the neighbouring property), providing ample off-road parking and leading to a detached garage. To the rear, the home boasts a beautifully maintained, natural garden — ideal for relaxing.

Villa Close is situated within the ever-popular village of Branston, approximately four miles south of the historic Cathedral and University City of Lincoln. The village offers a range of local amenities including shops, a Co-op, schooling, and everyday conveniences. Further amenities and schooling are also available in the neighbouring villages of Heighington and Washingborough.





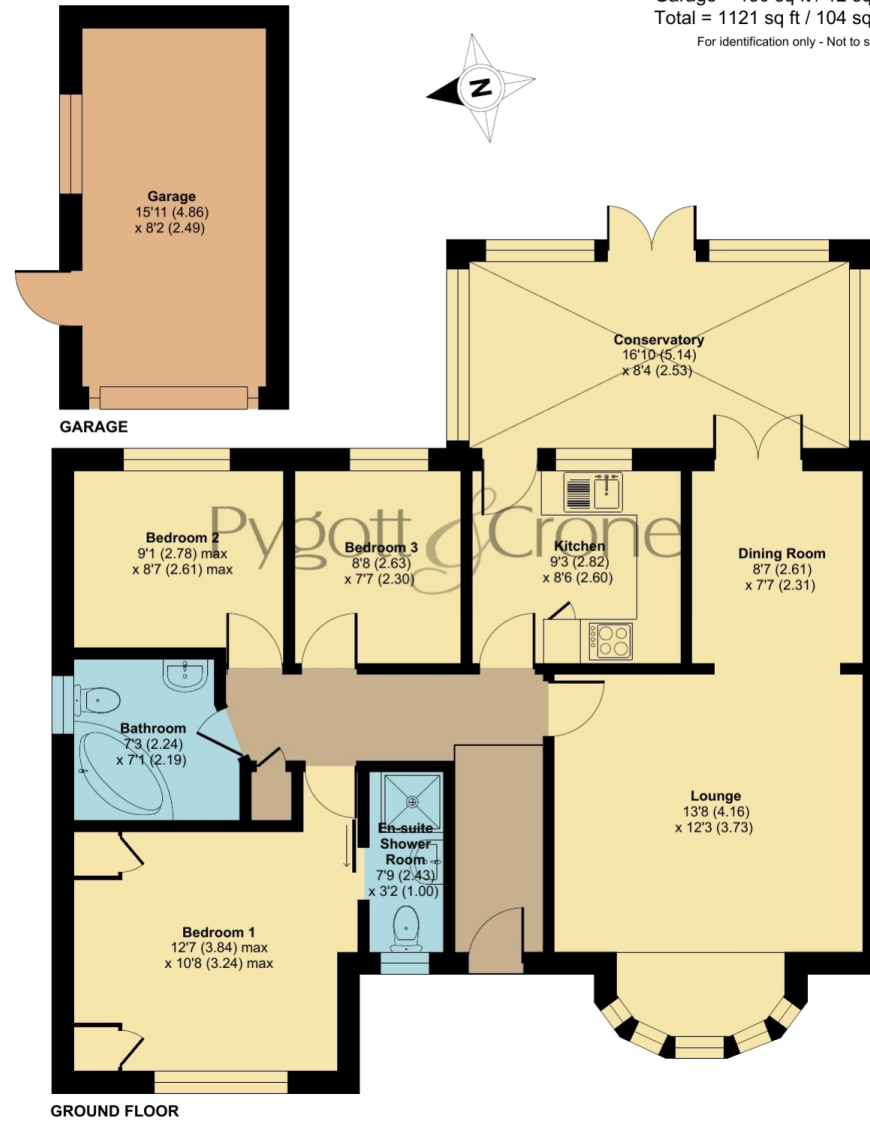
# Villa Close, Branston, Lincoln, LN4

Approximate Area = 991 sq ft / 92 sq m

Garage = 130 sq ft / 12 sq m

Total = 1121 sq ft / 104 sq m

For identification only - Not to scale



**GROUND FLOOR**

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nchecom 2026. Produced for Pygott & Crone. REF: 1420819



## Location



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



**Stonebow**  
Financial Services Ltd

### Do you need Financial Help or Advice?

We are offering free advice through Mortgage Advice Bureau. If you would like to discuss your finances or mortgage, we'll arrange for a qualified adviser to call you back at a convenient time.



**Bianca van Tonder**  
Mortgage & Protection Adviser

0330 912 0007

Your home may be repossessed if you do not keep up repayments on your mortgage.

There may be a fee for mortgage advice. The actual amount you pay will depend upon your circumstances. The fee is up to 1% but a typical fee is 0.3% of the amount borrowed.







1a, Villa Close, Branston, Lincoln, Lincolnshire, LN4 1LW

Houses. Homes. Harmony.



**1a, Villa Close, Branston**  
is on the market with our Lincoln branch

---

36a Silver Street, Lincoln LN2 1EW

01522 568822