



23 Commercial Road
Grantham, Lincolnshire, NG31 6DB

Guide Price
£65,000

2 Bedroom Terraced House

- Freehold
- Modern Method Of Auction - T & C's Apply
- Reservation Fee Payable
- Mid Terrace Home
- 2 Double Bedrooms
- Spacious Accommodation
- Requires Modernisation & Upgrading
- Lounge, Dining Room, Kitchen
- Town Centre Location
- Walking Distance to Train Station
- EPC Rating - G, Council Tax Band - A

[Click here to access the Energy Performance Certificate for 23 Commercial Road, Grantham, Lincolnshire, NG31 6DB](#)



Overview

Modern Method Of Auction - T & C's Apply - This two-bedroom mid-terrace property presents an excellent opportunity for investors, developers or buyers looking for a renovation project. Requiring full modernisation throughout, the property offers fantastic potential to create a well-appointed home in a highly convenient town centre location.



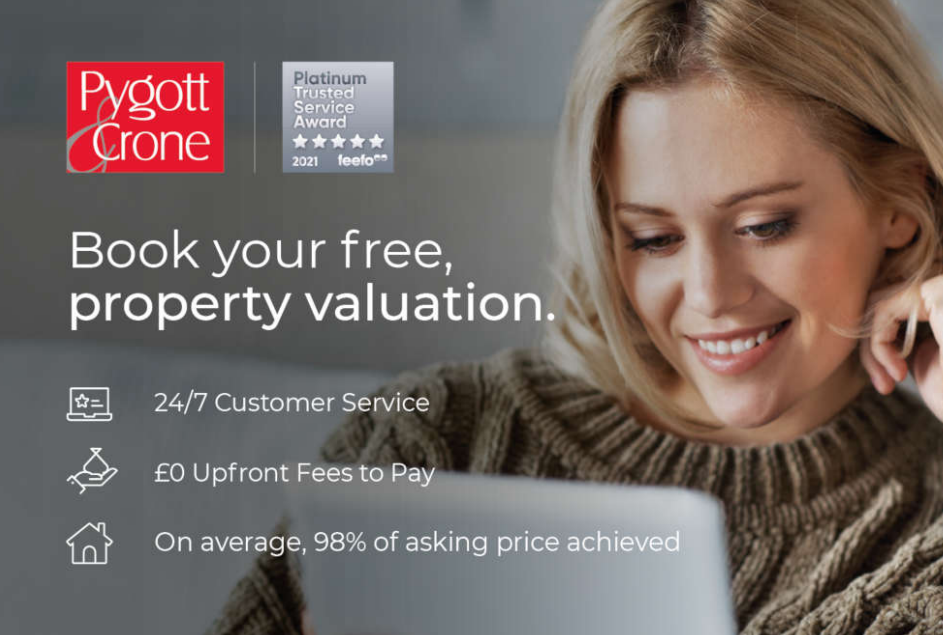
Situated in the heart of Grantham, the property is within easy walking distance of a wide range of local amenities including supermarkets, shops, restaurants, cafés, bars, a cinema, and both primary and secondary schools, including the town's highly regarded grammar schools. Grantham Railway Station is also nearby, providing a direct service to London King's Cross in approximately one hour, making the location ideal for commuters.

The accommodation comprises an entrance into the lounge with stairs rising to the first floor, a separate dining room, and a kitchen to the rear. To the first floor, the landing provides access to two generous double bedrooms, with the principal bedroom benefiting from an en-suite bathroom.

Externally, the property enjoys an enclosed rear garden offering a private outdoor space with scope for improvement.

This is a superb opportunity to acquire a property with significant potential in a sought-after central location, ideal for those looking to add value through refurbishment.



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Commercial Road, Grantham, NG31

Approximate Area = 742 sq ft / 68.9 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). © nchecom 2026. Produced for Pygott & Crone. REF: 1494553

Location



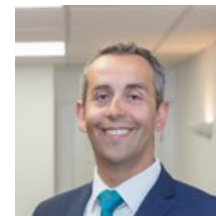
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