



23 Nursery Grove  
Lincoln, Lincolnshire, LN2 1RS

£415,000



## 4 Bedroom Detached House

- Freehold
- Four bedrooms
- Detached house
- Driveway parking and integral garage
- Close proximity to Lincoln's Cathedral Quarter
- Highly sought after location
- Immaculately kept family home
- EPC Rating - C, Council Tax Band - E

[Click here to access the Energy Performance Certificate for 23 Nursery Grove, Lincoln, Lincolnshire, LN2 1RS](#)



## Overview

Situated in a highly sought-after uphill area of Lincoln, Nursery Grove is a well-presented four-bedroom detached family home offering spacious and versatile accommodation, making it an ideal choice for growing families.

The ground floor comprises a welcoming entrance hall, a generous lounge-diner with a conservatory to the rear, providing the ideal space for relaxing or entertaining while enjoying views of the garden. The kitchen and a convenient downstairs shower room completes the downstairs layout, adding flexibility for modern family living.





Upstairs benefits from four well proportioned bedrooms, all served by a family bathroom. This accommodation provides the ideal space for families searching for their next family home.

Externally, the home benefits from an integral garage, driveway parking, and a spacious enclosed rear garden, ideal for outdoor enjoyment.

Ideally situated in a popular and well-established residential area, this home enjoys a fantastic location with excellent access to a wide range of local amenities, highly regarded schools, supermarkets, and leisure facilities. The property is also within easy reach of Lincoln's historic Cathedral Quarter, renowned for its stunning architecture, independent boutiques, charming cafés, restaurants, and cultural attractions. With Lincoln city centre, the A46, and excellent transport links all close by, this is a superb location for families and commuters alike.











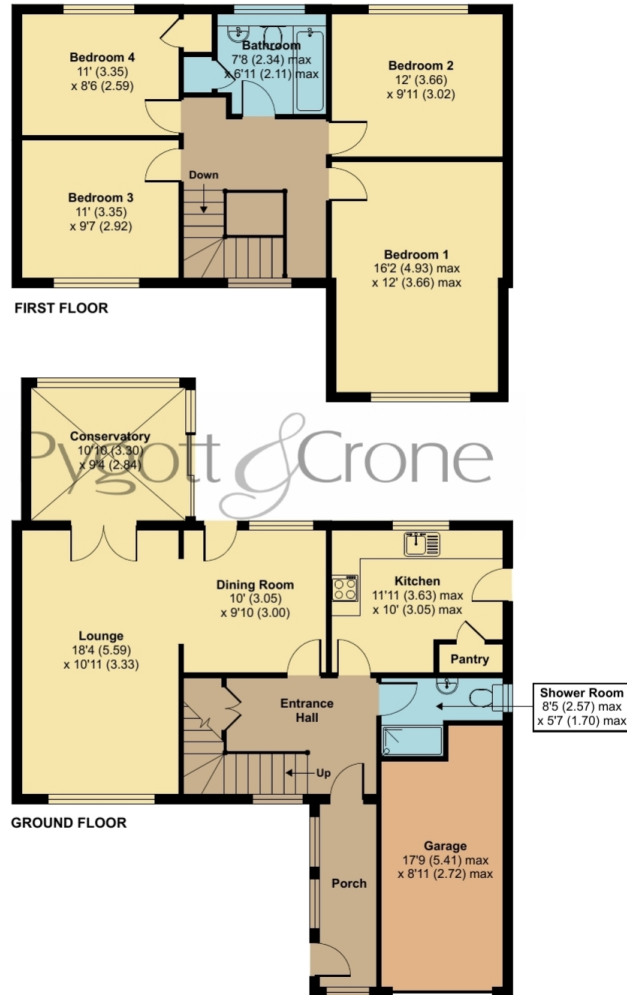
## Nursery Grove, Lincoln, LN2

Approximate Area = 1463 sq ft / 135.9 sq m

Garage = 144 sq ft / 13.4 sq m

Total = 1607 sq ft / 149.3 sq m

For identification only - Not to scale









## Location



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



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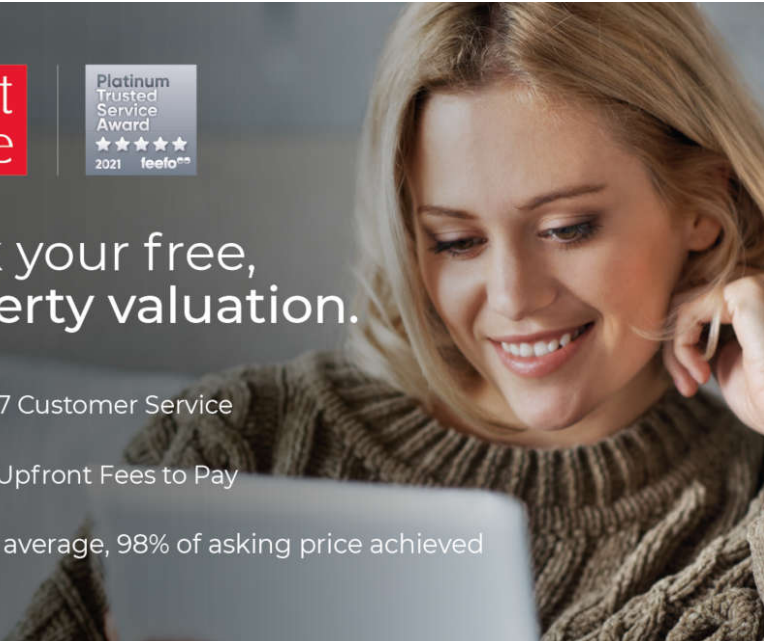







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is on the market with our Lincoln branch

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