



Pygott
& Crone

30 High Street
Ropsley, Grantham, Lincolnshire, NG33 4BE

£630,000

4 Bedroom Detached House

- Freehold
- Popular Ropsley village location
- Unique Detached home - with No Onward Chain
- Elevated position
- Four bedrooms
- Lounge with log burner
- Approx. 0.61 acre total plot
- Beautiful Gardens
- Driveway, Car port & Double Garage
- EPC Rating - E, Council Tax Band - F

[Click here to access the Energy Performance Certificate for 30 High Street, Ropsley, Grantham, Lincolnshire, NG33 4BE](#)



Overview

Occupying an elevated position within the well-regarded village of Ropsley, this individual four-bedroom detached home sits on an overall plot of approximately 0.61 acres and is offered to the market with no onward chain. The property offers versatile accommodation across two floors together with extensive outside space, parking and garaging, whilst also providing scope for updating and improvement to suit a purchaser's own requirements.

Ropsley is a popular village located a short drive from Grantham and benefits from a range of local amenities including the well-known The Green Man public house and restaurant, village playing fields, hall, church and primary school. Grantham town centre provides a wider range of facilities including shops, supermarkets, restaurants, bars, cafés, healthcare services, leisure facilities, a cinema and both primary and secondary schooling, including grammar school options. Grantham also benefits from a train station offering direct services to London King's Cross railway station with journey times from around one hour.



The property features an individual and somewhat inverted layout, with the principal living accommodation positioned on the first floor to take advantage of the elevated setting and surrounding outlooks. The ground floor accommodation briefly comprises an entrance hall, boot room, WC, garden room/office, conservatory, storage room and access into the double garage. To the first floor, the landing leads to a kitchen, utility room, dining room, lounge with log burner, family bathroom and four bedrooms, including a primary bedroom with en-suite shower room. Buyers should note that the bedrooms are more modest in size in comparison to some modern family homes.

The property requires a programme of modernisation and updating throughout but offers buyers the opportunity to adapt and improve the accommodation to their own tastes and specifications. Externally, the home benefits from a driveway providing off-road parking for several vehicles, together with a car port and double garage. The surrounding gardens are predominantly laid to lawn with planted borders and a patio seating area, offering a variety of outdoor spaces across the plot.

Further benefits include oil-fired central heating and, we are advised by the current owners, mains drainage. Viewing is recommended to appreciate the setting, plot size and potential this property has to offer.

Any reference to plot size or measurements is approximate and provided as a guide only. Interested parties should make and rely upon their own enquiries, surveys and measurements in relation to the overall size of the plot. We have also been advised by the vendor that there is a possible overage clause that can be discussed via both solicitors upon negotiation.





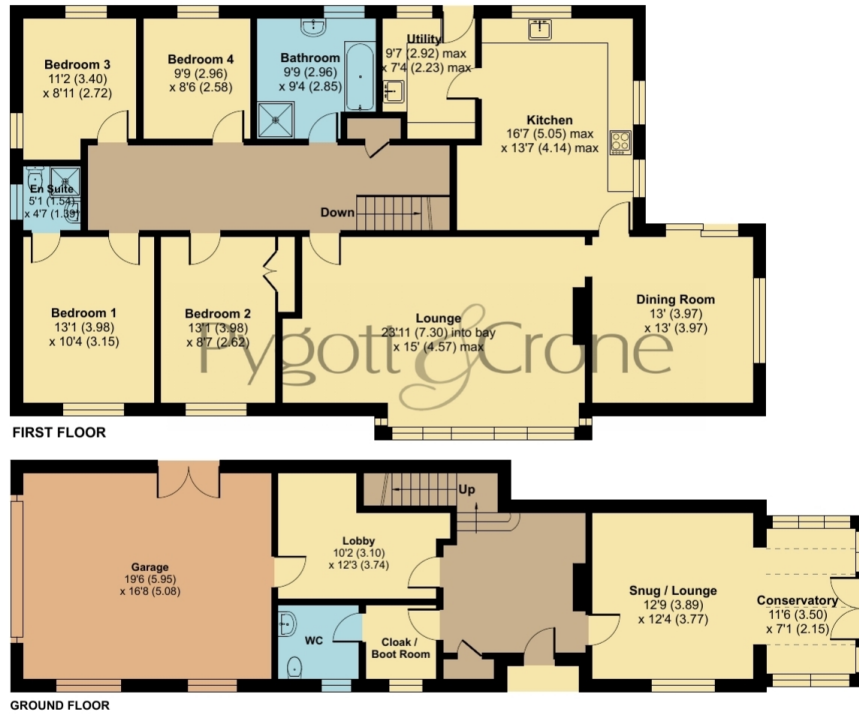
High Street, Ropsley, Grantham, NG33

Approximate Area = 2242 sq ft / 208.2 sq m

Garage = 317 sq ft / 29.4 sq m

Total = 2559 sq ft / 237.6 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). © ncthemcom 2026. Produced for Pygott & Crone. REF: 1464431



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.



Ahmed Jilil
Financial Services Director

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.



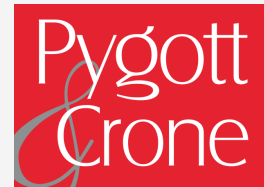








Houses. Homes. Harmony.



30 High Street, Ropsley
is on the market with our Grantham branch

23 Watergate, Grantham NG31 6NS

01476 591414