



Fenland Farm, Old Black Drove
Anwick Fen, Sleaford, Lincolnshire, NG34 9SZ

Guide Price
£100,000

2 Bedroom Farm House

- Modern Method of Auction
- Reservation Fee Payable
- CASH BUYERS ONLY
- No Onward Chain
- Substantial Plot
- 2 Bed Detached Cottage
- Numerous Outbuildings & Barns
- Huge Potential For Development
- EPC Rating - G, Council Tax Band - B

[Click here to access the Energy Performance Certificate for Fenland Farm, Old Black Drove, Anwick Fen, Sleaford, Lincolnshire, NG34 9SZ](#)



Overview

For Sale by the Modern Method of Auction - T & Cs Apply

Fenland Farm presents a rare opportunity to acquire a detached country cottage situated in a peaceful rural position within Anwick Fen. The property requires a programme of renovation and modernisation but offers generous accommodation together with an impressive range of outbuildings, making it an exciting proposition for those looking for a project with considerable scope and potential.

The main residence provides approximately 1,257 sq ft of accommodation and briefly comprises an entrance lobby, utility area, shower room, kitchen and conservatory, together with two separate reception rooms providing flexible living and dining space. To the first floor are two well-proportioned bedrooms and a family bathroom.



The property occupies an approximately half-acre plot, subject to survey, providing a good degree of outside space and a rural setting. A particularly notable feature is the extensive range of outbuildings, which offer a variety of potential uses, subject to any required planning and building regulations.

Fenland Farm is served by a septic tank and, due to the condition and nature of the property, the sale is restricted to cash buyers only.

This is a unique opportunity to acquire a substantial detached cottage with extensive ancillary buildings and land in a desirable rural location. The property requires renovation, but its generous accommodation, substantial outbuildings and sizeable plot provide significant potential for the right purchaser. Early viewing is highly recommended to fully appreciate the scale and possibilities this property has to offer.







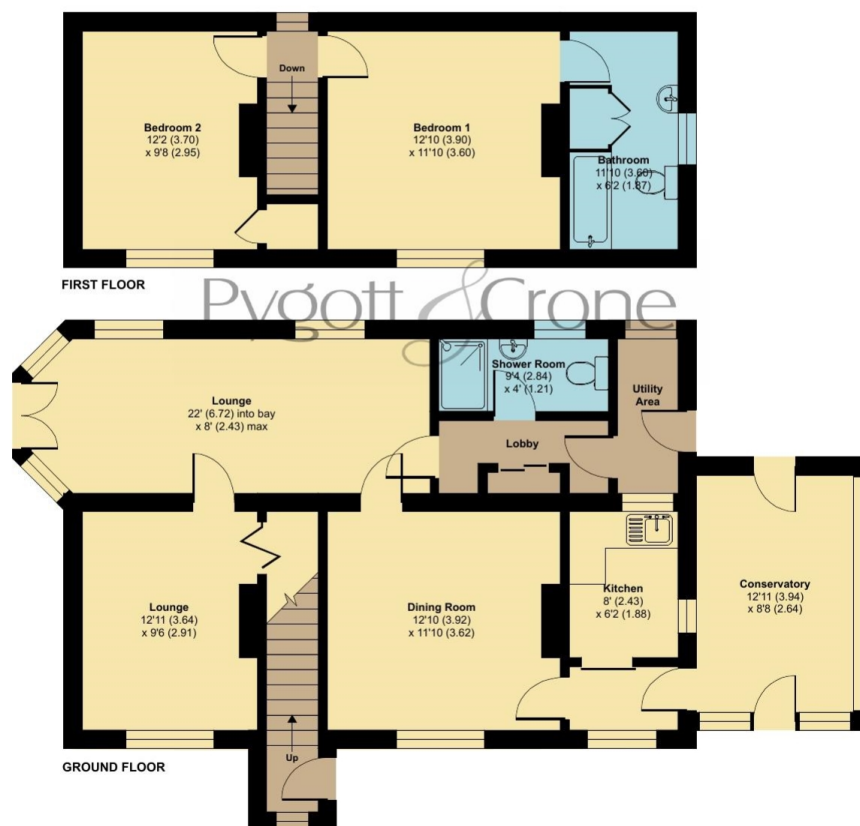
Old Black Drove, Anwick Fen, Sleaford, NG34

Approximate Area = 1257 sq ft / 116.7 sq m

Outbuildings = 5522 sq ft / 512.9 sq m

Total = 6779 sq ft / 629.7 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). © ncthem 2026. Produced for Pygott & Crone. REF: 1520303



Location



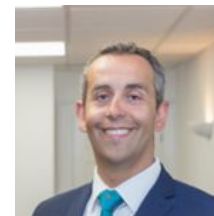
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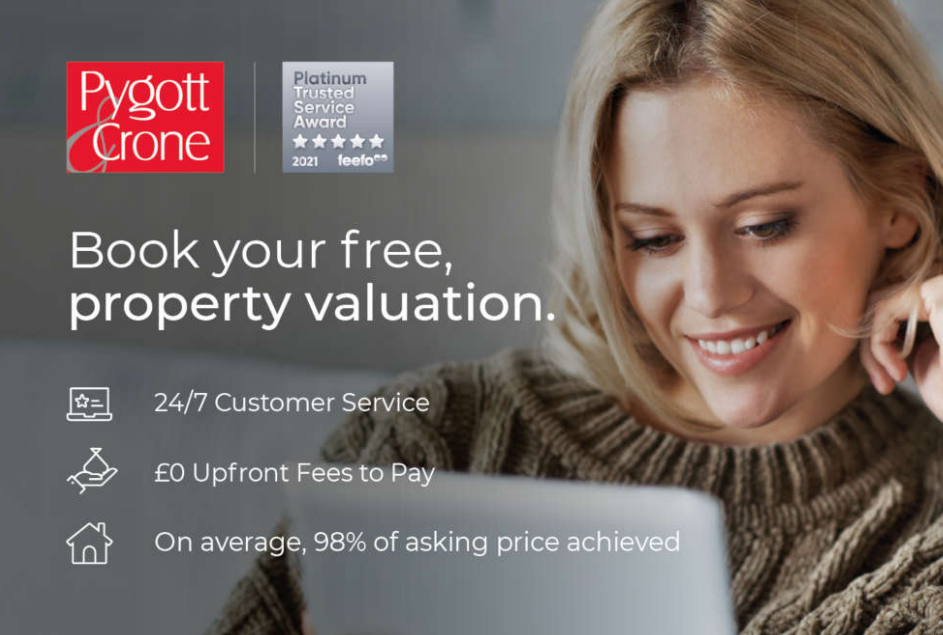










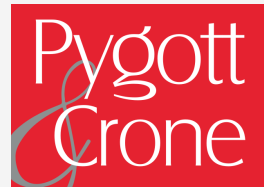
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is on the market with our Sleaford branch

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