



35 Middlebrook Road
Lincoln, Lincolnshire, LN6 7JU

£160,000

2 Bedroom End Of Terrace House

- Freehold
- No Onward Chain
- Mid-Terrace Home
- Two Bedrooms
- Garage
- Fitted Kitchen
- Family Bathroom
- Highly Sought After Location
- EPC Rating - D, Council Tax Band - A

[Click here to access the Energy Performance Certificate for 35 Middlebrook Road, Lincoln, Lincolnshire, LN6 7JU](#)



Overview

Pygott and Crone are delighted to present this well-maintained two bedroom home, pleasantly positioned within a desirable cul-de-sac and offered for sale with No Onward Chain.

Ready to move straight into, this property represents an ideal opportunity for first-time buyers, downsizers or investors alike. The accommodation briefly comprises an entrance porch and hallway, fitted kitchen, spacious lounge/diner, two bedrooms and a family bathroom.

Externally, the property enjoys a pleasant position overlooking a green and benefits from both front and rear gardens, providing attractive and low maintenance outdoor space. A garage is also included, conveniently located within a nearby block opposite the property.

Middlebrook Road is ideally situated close to a range of local shops, schools and everyday amenities, whilst also providing good access to public transport links and major commuter routes. The peaceful cul-de-sac setting offers a quiet residential environment, making this a popular location for those looking to enjoy the perfect balance of comfort, convenience and accessibility.







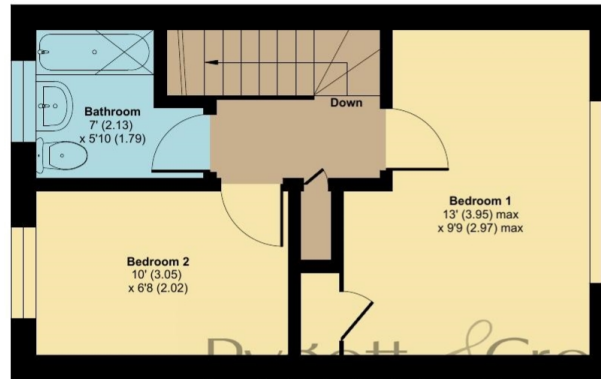
Middlebrook Road, Lincoln, LN6

Approximate Area = 597 sq ft / 55.4 sq m

Outbuilding = 14 sq ft / 1.3 sq m

Total = 611 sq ft / 56.7 sq m

For identification only - Not to scale



FIRST FLOOR



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: 1504310



Location



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is on the market with our Lincoln branch

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