



9 The Heights Carline Road
Lincoln, Lincolnshire, LN1 1JP

£350,000

2 Bedroom Maisonette

- Leasehold
- 2 Double bedrooms
- No onward chain
- City centre duplex apartment
- Fantastic views over the city
- Open plan living
- Gated access with allocated parking space
- Fantastic location close to the Cathedral Quarter
- EPC Rating - TBC, Council Tax Band - C

[Click here to access the Energy Performance Certificate for 9 The Heights Carline Road, Lincoln, Lincolnshire, LN1 1JP](#)



Overview

The Heights is a beautifully positioned two bedroom duplex maisonette situated on the sought after Carline Road, offering stylish accommodation arranged over two floors together with secure gated access and allocated parking.

The property is ideally suited to professionals, couples or those looking for a convenient city lifestyle, combining well-proportioned accommodation with a highly desirable location close to Lincoln's historic Cathedral Quarter.

On entering the property, the ground floor provides a welcoming entrance with stairs rising to the first floor and a useful downstairs WC. The heart of the home is the impressive open-plan living and kitchen area, creating a bright and versatile space.



To the first floor are two well-proportioned double bedrooms, providing comfortable accommodation. The main bedroom benefits from an en-suite shower room, while a separate family bathroom serves the second bedroom and wider accommodation.

Carline Road is ideally located within easy reach of Lincoln city centre and the historic Cathedral Quarter. The popular Bailgate area, Lincoln Cathedral and Lincoln Castle are all within walking distance, while the city centre offers an excellent range of shops, restaurants, cafés, bars and everyday amenities.

Please note - We have been advised that the property is Leasehold with 988 years left on the lease and that the cost per annum for ground rent and service charge is approximately £600.







The Heights, Carline Road, Lincoln, LN1

Approximate Area = 1147 sq ft / 106.5 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). © ntechcom 2026. Produced for Pygott & Crone. REF: 1516114



Location



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is on the market with our Lincoln branch

36a Silver Street, Lincoln LN2 1EW

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