



3 Nettleton House Thurlby Crescent
Lincoln, Lincolnshire, LN2 2HX

£90,000

1 Bedroom Ground Floor Flat

- Leasehold
- Ground Floor Apartment
- One Bedroom
- Modern Kitchen
- Family Bathroom
- Lounge Diner
- Secure Intercom System
- Ideal FTB or Investment
- EPC Rating - C, Council Tax Band - A

[Click here to access the Energy Performance Certificate for 3 Nettleton House Thurlby Crescent, Lincoln, Lincolnshire, LN2 2HX](#)



Overview

Pygott & Crone are delighted to offer for sale this spacious one-bedroom ground-floor apartment, situated in an uphill location of Lincoln.

The property would make an ideal first-time buy or investment opportunity, with well-kept accommodation briefly comprising an Entrance Hall, Store Room, Modern Kitchen, Lounge/Diner, Double Bedroom and Family Bathroom. Externally, the property benefits from a communal garden, while an intercom security system provides additional peace of mind.

The location is particularly convenient, with a range of local amenities and transport links close by, while Lincoln city centre is just a short distance away.

Leasehold/Additional Information

Tenure: Leasehold

Leaseholder: City of Lincoln Council

Ground Rent: Approximately £240 per calendar year

Maintenance Fee: None

Lease Length: 125 Years from 2008

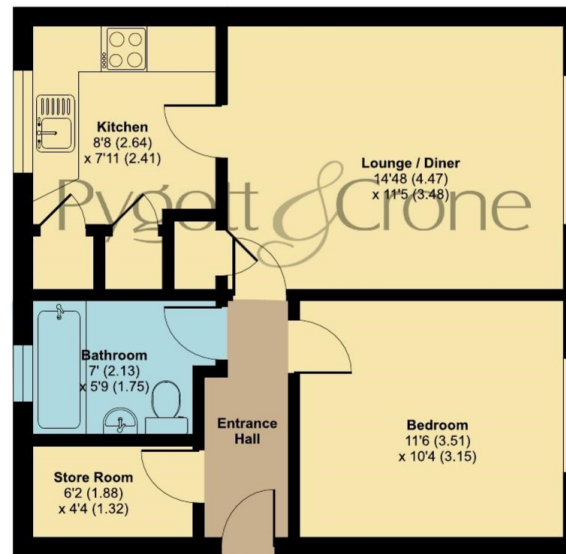




Nettleton House, Thurlby Crescent, Lincoln, LN2

Approximate Area = 517 sq ft / 48 sq m

For identification only - Not to scale



GROUND FLOOR

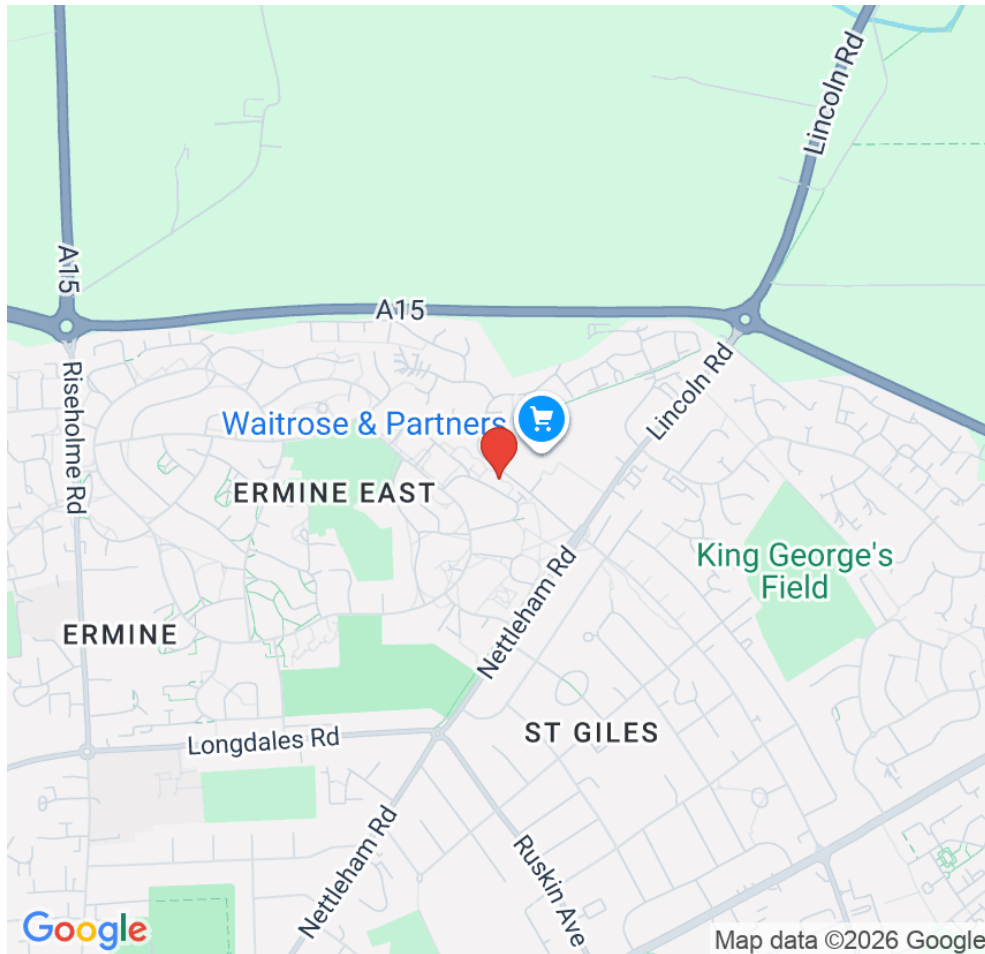





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is on the market with our Lincoln branch

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