

Pygott & Crone

3 Chestnut Close

Nocton, Lincoln, Lincolnshire, LN4 2DJ

Offers Over

£425,000

4 Bedroom Detached House

- Freehold
- Detached Family Home
- Four Bedrooms
- High Specification Throughout
- Private Position
- Secure Gated Driveway & Double Garage
- Highly Sought After Village Location
- Peter Sowerby Build
- EPC Rating - C, Council Tax Band - D

Click here to access the Energy Performance Certificate for 3 Chestnut Close, Nocton, Lincoln, Lincolnshire, LN4 2DJ





Overview

Pygott & Crone are delighted to present this impressive four-bedroom detached home on Chestnut Close, tucked away in the sought-after village of Nocton. The property offers an appealing combination of space, privacy and modern family living. Set behind gated access, it benefits from a generous driveway and a double garage with electric doors.

Upon entering, you are welcomed into a thoughtfully designed home featuring bespoke shutters and a spacious, practical layout. The generous living room provides a comfortable and inviting space to relax, while the separate kitchen diner is perfectly suited to both everyday family life and entertaining. A useful utility area and downstairs WC add further convenience.

Upstairs, the well-proportioned accommodation continues with four bedrooms. The principal bedroom benefits from its own en-suite shower room, creating a private and relaxing retreat, while three further bedrooms provide flexibility for family, guests or home working.





Outside, the property truly comes into its own. The beautifully established garden provides a peaceful and private setting, offering plenty of space for outdoor dining, entertaining and family enjoyment. A charming summer house and additional outbuilding provide valuable versatility and could be used as a home office, hobby room, workshop or simply a quiet garden retreat.

Further benefits include a new boiler installed in January 2026, providing a valuable modern improvement for the new owners.

Situated within the desirable village of Nocton, the property enjoys a tranquil setting with a strong community feel, while also offering convenient access to Lincoln and the surrounding countryside. This combination of village living, generous accommodation and excellent outdoor space makes this a home that deserves to be viewed.

Agents Note: We have been advised there is a management charge payable to Nocton Park Management Company which contributes towards the upkeep of the estate, access to amenity land - parkland with play area and tennis courts, for further details please speak to the Lincoln Office.



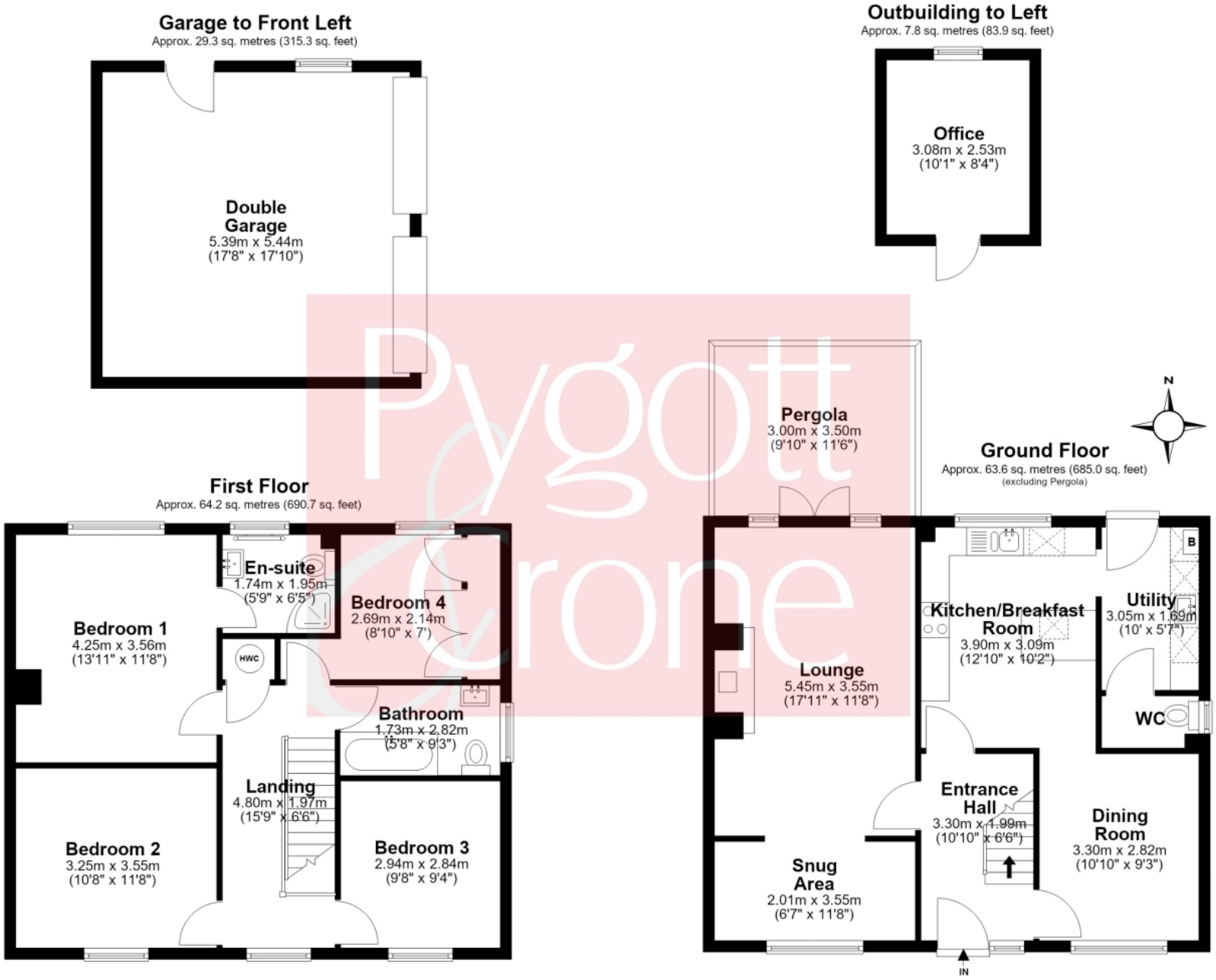












Total area: approx. 164.9 sq. metres (1774.9 sq. feet)

Floor plan created by Matte Black Media.
Plan produced using PlanUp.


RUBY PORT MEDIUM RICH


I AM RIGHT
HES WRONG
END OF STORY





Location



Show on Google: schools, doctors, supermarkets, restaurants, railway stations

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Bianca van Tonder
Mortgage & Protection Adviser
0330 912 0007

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3 Chestnut Close, Nocton
is on the market with our Lincoln branch

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