



1 Broadway

North Hykeham, Lincoln, Lincolnshire, LN6 8DP

£280,000

3 Bedroom Semi-Detached House

- Freehold
- Semi-detached house
- Three well proportioned bedrooms
- Immaculately presented throughout
- Garage and driveway parking for two
- Well maintained garden with home bar
- Highly sought after location
- EPC Rating - C, Council Tax - B

[Click here to access the Energy Performance Certificate for 1 Broadway, North Hykeham, Lincoln, Lincolnshire, LN6 8DP](#)



Overview

Situated in a popular residential area of North Hykeham, this well-presented three bedroom semi-detached home offers spacious and versatile accommodation, making it an ideal choice for families and first-time buyers alike.

Upon entering the property, you are welcomed by an entrance porch, providing a useful space before leading into the main living accommodation. The ground floor features a lovely open-plan lounge-diner, creating a bright and sociable space. The modern kitchen offers a contemporary finish and practical workspace, while a convenient WC and utility space completes the downstairs layout.

To the first floor, the property boasts three well-proportioned bedrooms, offering flexibility for family living, guests or a home office. These are complemented by a modern bathroom which also features a separate shower.



Externally, the property continues to impress. To the front, there is off-road parking for two vehicles alongside a garage, providing additional storage. To the rear, the garden offers an excellent outdoor area to relax and enjoy. A particular highlight is the garden cabin, which has been set up as a bar-style space, creating a fantastic area for socialising with friends and family.

The property enjoys a convenient position in North Hykeham, a well-established and popular area just south of Lincoln. The location offers access to a range of local amenities, including shops, supermarkets, schools and leisure facilities, making it well suited to a variety of buyers. There are also transport links providing access into Lincoln city centre and the surrounding areas, making it a practical choice for commuters. Combining a convenient location with spacious accommodation and a fantastic garden entertaining space, this property presents an excellent opportunity for anyone looking to make a home in this sought-after area.





Broadway, North Hykeham, Lincoln, LN6

Approximate Area = 1092 sq ft / 101.4 sq m

Garage = 124 sq ft / 11.5 sq m

Outbuilding = 182 sq ft / 16.9 sq m

Total = 1398 sq ft / 129.8 sq m

For identification only - Not to scale





Location



Show on Google: [schools](#), [doctors](#), [supermarkets](#), [restaurants](#), [railway stations](#)



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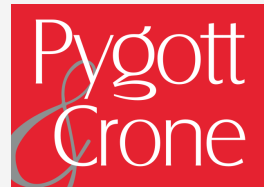
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is on the market with our Lincoln branch

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