



3 Church Fields Close
Billinghay, Lincoln, Lincolnshire, LN4 4FZ

£350,000

3 Bedroom Detached Bungalow

- Freehold
- Superb views over surrounding countryside
- Large rear gardens, mainly hard landscaped
- Built & finished to a high standard
- Spacious, versatile accommodation some xx sqft
- Gas (LPG) central heating, uPVC double glazing
- Extensive block paved drive & detached garage
- 3 double bedrooms, en suite & bathroom
- Lounge with French doors to garden
- EPC Rating - C, Council Tax Band - C

[Click here to access the Energy Performance Certificate for 3 Church Fields Close , Billingham, Lincoln, Lincolnshire, LN4 4FZ](#)



Overview

Enjoying a superb plot on the edge of the village with far reaching southerly views over adjacent countryside is this delightful three bedroom home built and finished to a high standard and immaculately presented. The property features gas (LPG) fired central heating and uPVC double glazing and the accommodation is quite spacious and versatile extending to some 995 sqft. Early viewing is highly recommended to fully appreciate every aspect of this desirable home.

It briefly comprises hallway, lounge with French doors to gardens, dining kitchen with bay window and integrated appliances, three double bedrooms, the main having an en suite with double shower and family bathroom with a shower over the bath.

Outside an extensive block paved driveway leads to a detached brick garage . The rear gardens are particularly large but hard landscaped for low maintenance and over look open countryside. There is a useful shed, raised planter and a pergola over a paved area with power suitable for a hot tub.

AGENTS NOTE Drainage is to a shared private treatment system. The development has a shared LPG tank situated in the plot of 127 Walcott Road.





Church Fields Close, Billingham, Lincoln, LN4

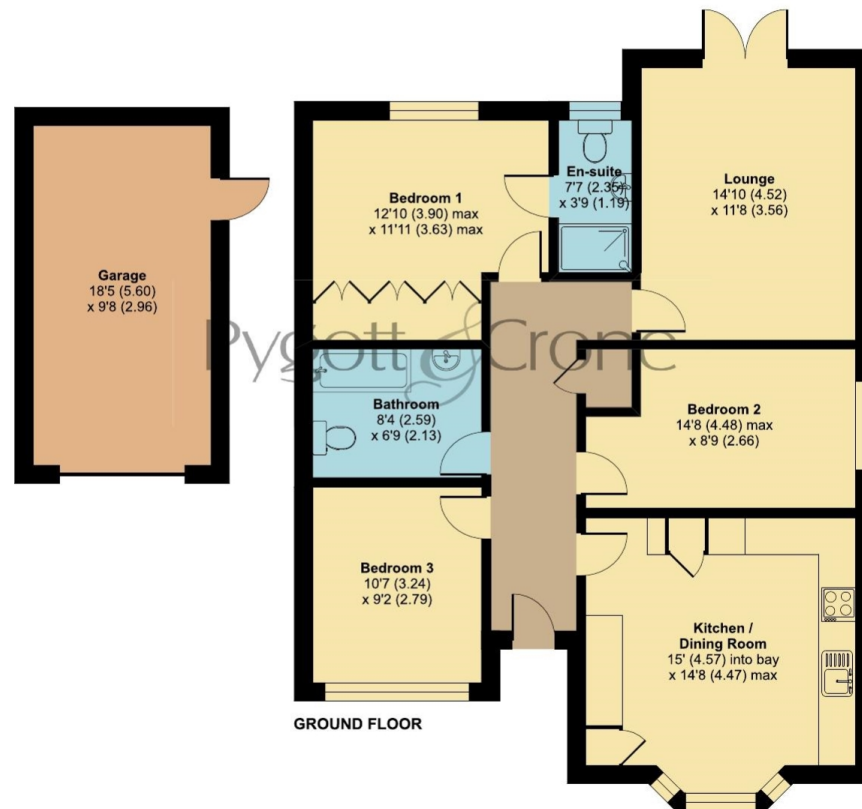


Approximate Area = 995 sq ft / 92.4 sq m

Garage = 178 sq ft / 16.5 sq m

Total = 1173 sq ft / 108.9 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). © nchecom 2026. Produced for Pygott & Crone. REF: 1539087



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