



22 Vauxhall Road
Bracebridge Heath, Lincoln, Lincolnshire, LN4 2QQ

£280,000

3 Bedroom Detached Bungalow

- Freehold
- Detached Bungalow
- 3 Bedrooms
- L-Shaped Lounge Diner
- Garden Room
- Driveway & Garage
- South Facing Garden
- Highly Sought After Village Location
- EPC Rating - D, Council Tax Band - C

Click [here](#) to access the Energy Performance Certificate for 22 Vauxhall Road, Bracebridge Heath, Lincoln, Lincolnshire, LN4 2QQ



Overview

A beautifully presented 3 bedroom detached bungalow, ideally positioned within a quiet cul-de-sac in the highly sought-after village of Bracebridge Heath.

This attractive home offers light, spacious and updated accommodation throughout. The property is approached via a long driveway providing ample off-road parking and leading to a detached single garage.

Internally, the accommodation comprises a generous L-shaped lounge/diner, complemented by a rear garden room which provides an additional reception space and enjoys pleasant views over the garden. There is also a well-appointed fitted kitchen, a shower room and three well-proportioned bedrooms, two of which benefit from fitted wardrobes. Further benefits include a recently upgraded gas combination boiler.

Externally, the property boasts well-maintained gardens to both the front and rear. The rear garden features a patio area, timber shed, with power and lighting already installed, together with a selection of established fruit trees.

Early viewing is highly recommended to fully appreciate the space, setting and appeal of this superb detached bungalow.





Vauxhall Road, Bracebridge Heath, Lincoln, LN4

Approximate Area = 1052 sq ft / 97.7 sq m

Garage = 141 sq ft / 13 sq m

Total = 1193 sq ft / 110.7 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: 1536485



Location



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