

Camshaws Road, Greetwell Fields, LN2

MARTIN&CO

£1,250 PCM

Camshaws Road, Greetwell Fields, LN2

House - Semi-Detached

3 Bedrooms, 3 Bathroom

£1,250 PCM

Date Available: 16th October 2026

Deposit: £1,442



- Uphill Location
- Kitchen Diner with Integrated Appliances
- Primary Bedroom with Ensuite
- Fitted Wardrobes to Two Bedrooms
- Enclosed Rear Gardens
- Off Road Parking for Two Vehicles
- EPC Rating - B
- Council Tax Band - B

Three bedroom semi-detached home situated uphill on the desirable Greetwell Fields development. Comprising internally of an entrance hall with WC, living room and kitchen diner with a range of integrated appliances, three bedrooms, primary with ensuite and a family bathroom.





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Council tax band - B - West Lindsey
EPC Rating - B

Broadband Availability
DOWNLOAD - Standard: 5mbps, Superfast: 54mbps, Ultrafast: 900mbps

Mobile Availability

Indoor:
EE - Limited
THREE - None
O2 - Likely
VODAFONE - Likely

Outdoor:
EE - Likely
THREE - Likely
O2 - Likely
VODAFONE - Likely

Entrance Hall
Welcoming entrance hall providing access to the principal ground-floor accommodation and stairs rising to the first floor.

Cloakroom
5'6" x 2'11"

Living Room
14'1" x 12'0"
Bright and comfortable reception room offering a pleasant space for relaxing and entertaining, with a front-facing aspect.

Kitchen Diner
8'7" x 15'3"
Well-proportioned kitchen and dining area providing a practical and sociable space for everyday family living, with access towards the rear of the property.

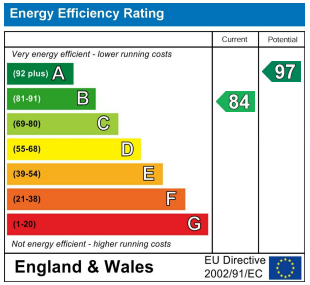
Stairs & Landing
First-floor landing providing access to all bedrooms and the family bathroom.

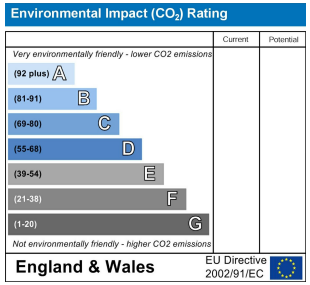
Bedroom
7'7" x 9'8"
Good-sized principal bedroom offering comfortable accommodation with space for a range of bedroom furniture.

Ensuite
5'7" x 5'4"

Bedroom
7'6" x 7'1"
Further well-proportioned bedroom suitable for a double bed, guest accommodation or home office.

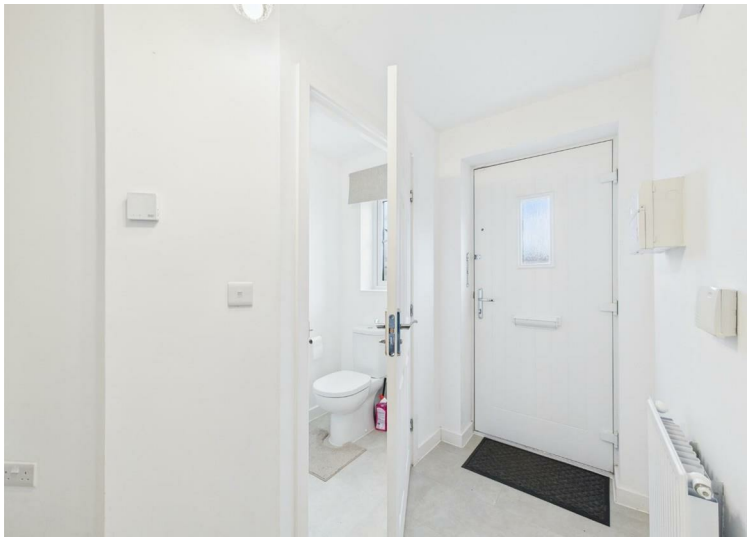
Bedroom
7'6" x 5'11"
Versatile third bedroom, ideal as a child's bedroom, study or occasional guest room.





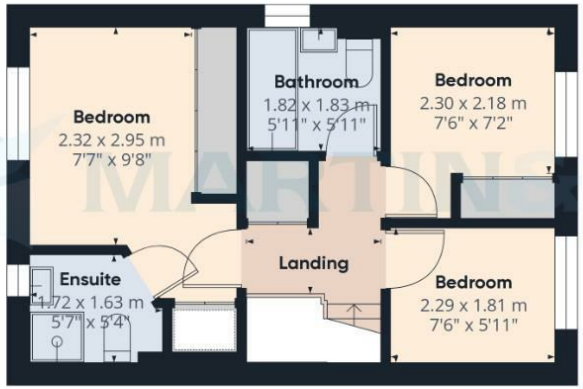








Floor 0



Floor 1

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Approximate total area[1]

63.83 m²

687.05 ft²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.

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Accuracy: References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs including but not limited to carpets, fixtures and fittings are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. No person in the employment of the agent has any authority to make any representation about the property, and accordingly any information given is entirely without responsibility on the part of the agents, seller(s) or lessors(s). Any property particulars are not an offer or contract, nor form part of one. **Sonic / laser Tape**: Measurements taken using a sonic / laser tape measure may be subject to a small margin of error. **All Measurements:** All Measurements are Approximate. **Services Not tested:** The Agent has not tested any apparatus, equipment, Fixtures and Fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor.

The Property Ombudsman