



5 Stafford Vere Court
Woodhall Spa, Lincoln, Lincolnshire LN10 6SQ

£90,000
NO ONWARD CHAIN

BELL

Situated directly opposite Woodhall Spa Golf Club and home of England Golf. Forming part of this attractive landmark property this one-bedroom first floor apartment provides stylish living kitchen and en-suite to bedroom. Outside the property has allocated parking and communal gardens. The shopping and many social facilities of this most sought-after Lincolnshire village are all within easy walking distance. A viewing is highly recommended to fully appreciate the location on offer.



19 Station Road, Woodhall Spa. LN10 6QL
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5 Stafford Vere Court, Woodhall Spa

Woodhall Spa offers a good range of shopping and social facilities. The village with its tree lined avenues, Edwardian hotels, Kinema in the Woods, and possibly one of the best inland golf courses in Britain has become increasingly popular as a residential setting. The market town of Horncastle lies approximately six miles away and stands in the gateway to the Lincolnshire Wolds, an area designated as being of Outstanding Natural Beauty. The historic City of Lincoln and the East Coast both lie within driving distance.

Accommodation

The main entrance into Stafford Vere is gained through a timber glazed door into:

Communal Entrance

With timber staircase to first and second floors.

Entrance into the apartment is gained through a solid timber door to:

Entrance Lobby

With door to bedroom and door to:

Living Kitchen 16' 6" x 13' 3" (5.03m x 4.04m)

With a double aspect overlooking 'The Broadway' toward the Woodhall Spa Golf Club and having a range of fitted kitchen units to one corner comprising stainless steel sink drainer inset to worksurface over base units. There is a four-ring gas hob over electric oven, wall mounted cupboards above, integral fridge and freezer and filter hood over the hob. There is tiled flooring to kitchen area, radiator, ceiling spot lights and power points.

Bedroom 9' 8" x 8' 9" (2.94m x 2.66m)

With view towards the Woodhall Spa Golf Club and having, radiator, power points and door to **En-Suite**, with a suite comprising tiled shower cubicle, wash hand basin over vanity unit and a low-level WC. There is tiled flooring, ceiling spot light and extractor fan.

Outside

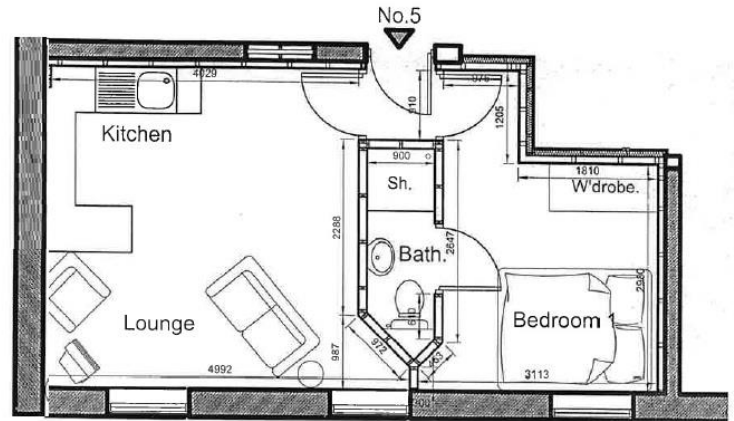
The property has allocated parking and communal gardens.

Brochure prepared 18.07.2025 EPC Rating: C

East Lindsey District Council – Tax band: B

SERVICES: The agents would like to point out that the services of this property have not been checked and this matter is left to the prospective purchaser to make appropriate further enquiries.

VIEWING: By arrangement with the agent's Woodhall Spa office
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