



OLD HALL FARM PINFOLD LANE
SPILSBY, PE23 5PZ

£595,000
FREEHOLD

BELL

OLD HALL FARM, GREAT STEEPING

GROUND FLOOR= 158.8 SQ M / 1709.3 SQ FT

FIRST FLOOR= 128.3 SQ M / 1380.5 SQ FT

BARN= 363.2 SQ M / 3,910.4 SQ FT

TOTAL= 650.3 SQ M / 7000.2 SQ FT



All images used are for illustrative purposes. Images are for guidance only and may not necessarily represent a true and accurate depiction of the condition of property. Floor plans are intended to give an indication of the layout only. All images, floor plans and dimensions are not intended to form part any contract.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

EPC Rating: **Council Tax Band:** D

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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