

Bracebridge Manor

Lincoln



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Bracebridge Manor Lincoln

An exciting selection of 2, 3 & 4 bedroom homes in the self-contained village of Bracebridge Heath

Bracebridge Manor offers a new collection of family-friendly three and four bedroom homes. The stylish homes, suitable for everyone from first time buyers, young professionals, families and those looking to downsize, are located in the sought-after commuter friendly village of Bracebridge Heath.

Just two miles from historic Lincoln with its landmark Cathedral and Castle, many bars and restaurants, cobbled shopping areas with independent boutiques and home to the famous annual

Christmas market. Bracebridge Manor also benefits from easy access to the A15 to Sleaford and the A607 to Grantham.

But you don't have to travel far to take advantage of the huge on-the-doorstep benefits. A fantastic self-contained village, Bracebridge Heath is well served by a public library, primary school, two churches and doctor's practice as well as numerous food outlets and supermarkets. Bracebridge Heath also has its own local cricket club as well as village sports field offering many activities.

Bracebridge Manor

Bracebridge Heath, Lincoln LN4 2UA | 01522 844081

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Bracebridge Manor Lincoln

Development layout



4 bedroom home

- The Pembroke
- The Leverton
- The Grainger
- The Mylne
- The Aslin
- The Knightley

3 bedroom home

- The Becket
- The Emmett
- The Elmslie
- The Eveleigh

2 bedroom home

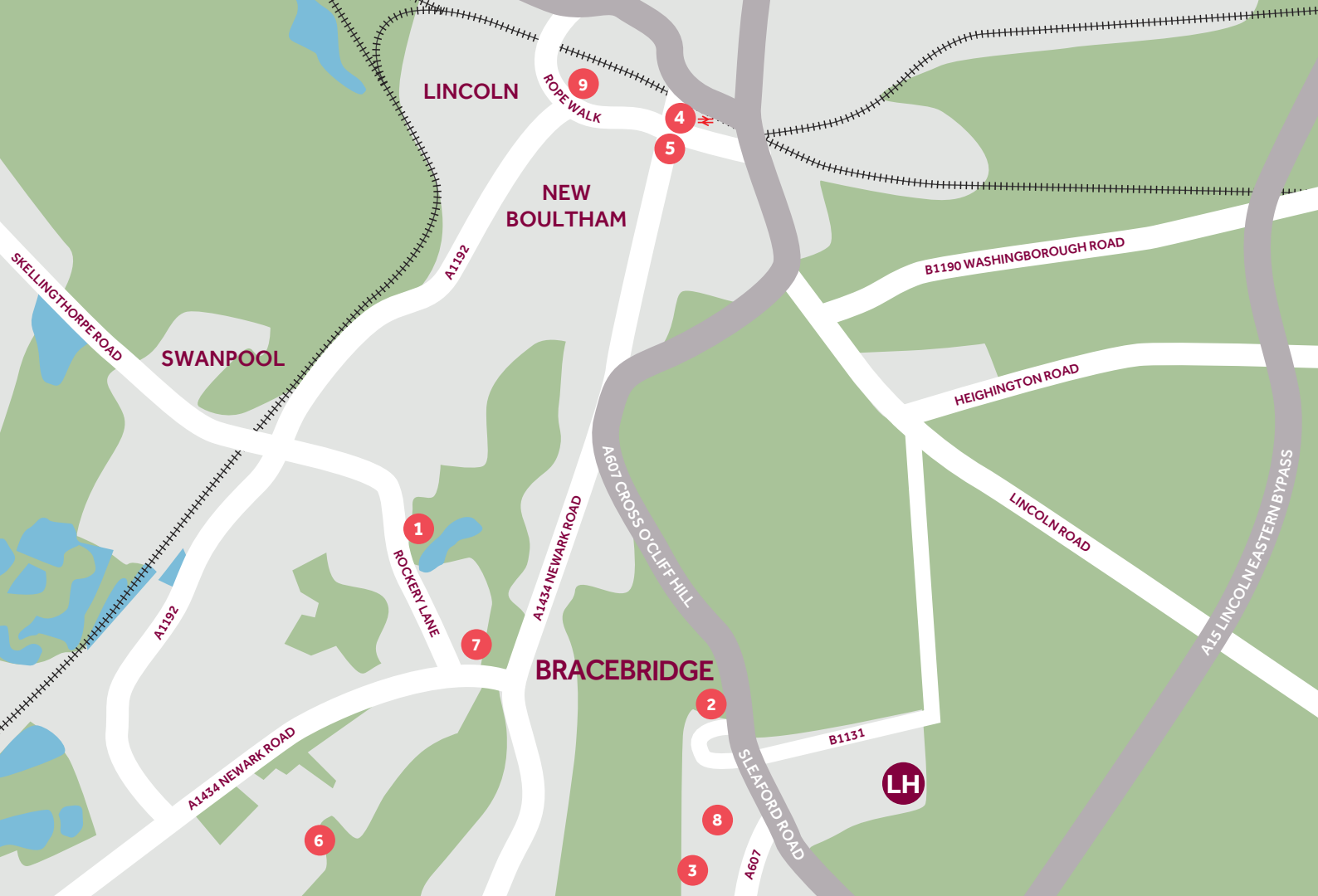
- The Glaston

- Affordable housing

bcp bin collection point

pos public open space

Not to scale. Trees and landscaping are indicative only and may alter during construction. The trees, shrubs and gardens shown are illustrative only. Finishes and materials may vary from those shown here. Please see our sales consultant for further details.



Around the local neighbourhood

- | | | |
|--|--|-----------------------------------|
| 1 Boutham Park & Lake | 4 British Rail, Lincoln | 7 Services |
| 2 Bracebridge Health & Cricket Club | 5 London (just under 2hrs by train) | 8 St John's Primary School |
| 3 Bracebridge Health Methodist Church | 6 Manor Leas Junior Academy | 9 University of Lincoln |



The Glaston

2 bedroom home

Bracebridge Manor

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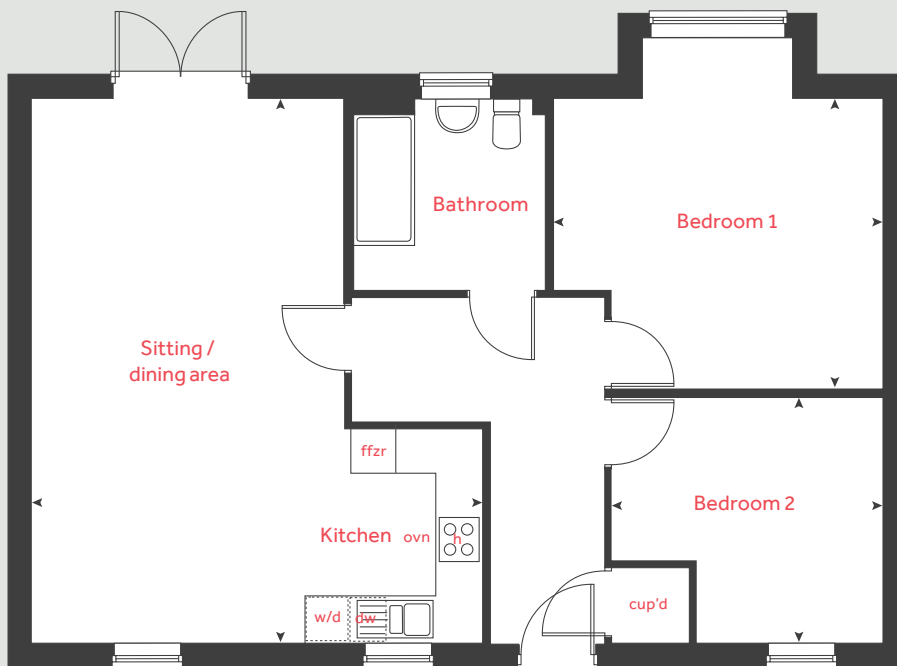
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The Glaston

2 bedroom home

Homes 48, 49, 94 & 95

Ground floor



Ground floor

Kitchen / sitting / dining area

7.02m x 5.82m 23' 0" x 19' 0"

Bedroom 1

4.26m x 3.76m 13' 9" x 12' 3"

Bedroom 2

3.50m x 3.17m 11' 4" x 10' 4"

h	hob	ffzr	fridge freezer
ovn	oven	cup'd	cupboard
wd	washer dryer	< >	measuring points
dw	dishwasher		

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The Becket

3 bedroom home

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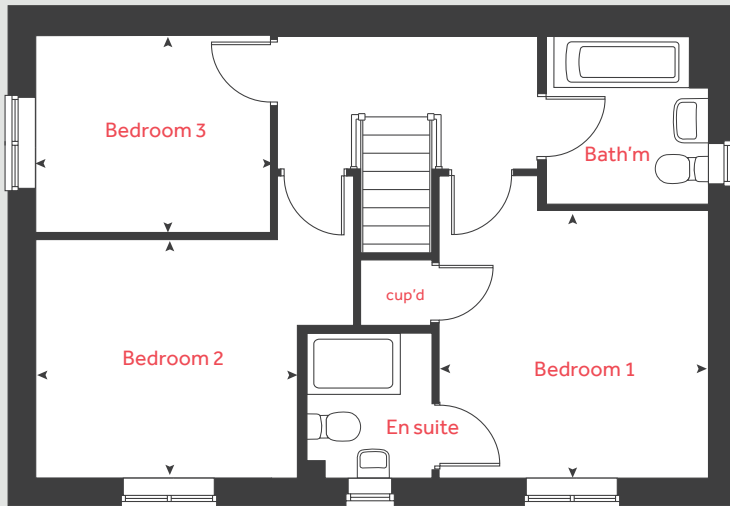
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The Becket

3 bedroom home

Homes 42, 57, 60, 87, 99,
123, 126 & 128

First floor



Ground floor

Kitchen / dining area
5.59m x 2.93m 18' 4" x 9' 7"

Living room
5.59m x 3.33m 18' 4" x 10' 11"

First floor

Bedroom 1
3.40m x 3.36m 11' 2" x 11' 0"

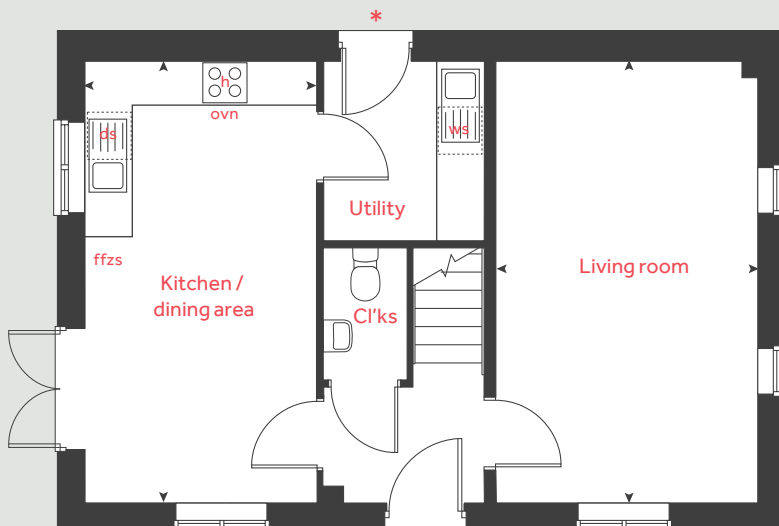
Bedroom 2
3.38m x 3.00m 11' 1" x 9' 10"

Bedroom 3
2.99m x 2.51m 9' 10" x 8' 2"

h	hob	ws	washing machine space
ovn	oven	cup'd	cupboard
ffzs	fridge freezer space	< >	measuring points
ds	dishwasher space		

* Utility door applies to selected plots only. Please see sales consultant for further details.

Ground floor



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The Emmett

3 bedroom home

Bracebridge Manor

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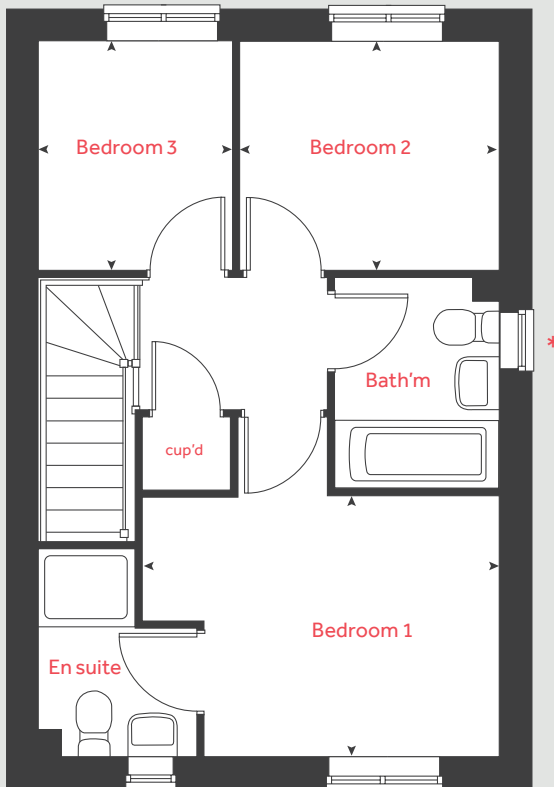
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The Emmett

3 bedroom home

Homes 75, 76, 77, 83, 84,
85, 86, 111, 112 & 113

First floor



Ground floor

Kitchen / dining room
4.75m x 2.96m 15' 7" x 9' 9"

Living room
4.34m x 3.77m 14' 2" x 12' 4"

First floor

Bedroom 1
3.67m x 2.67m 12' 0" x 8' 9"

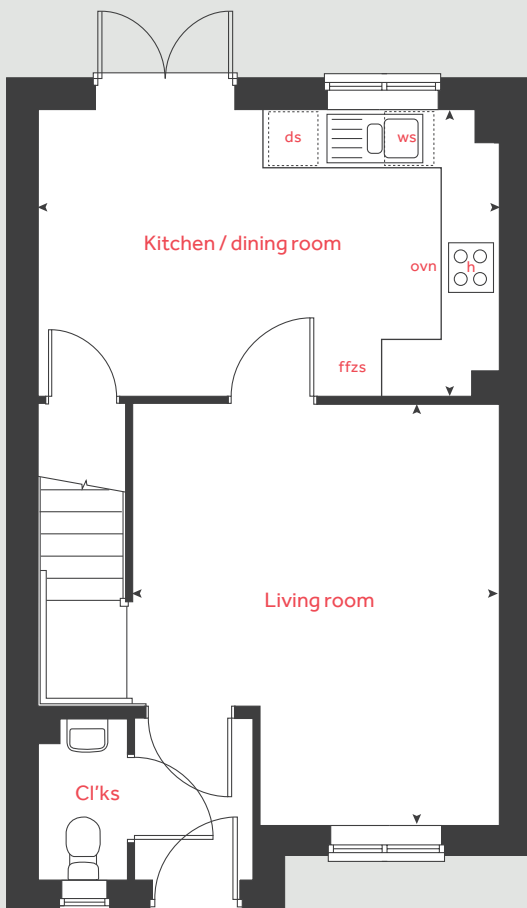
Bedroom 2
2.65m x 2.38m 8' 8" x 7' 9"

Bedroom 3
2.38m x 2.01m 7' 9" x 6' 7"

h	hob	ws	washing machine space
ovn	oven	cup'd	cupboard
ffzs	fridge freezer space	◀ ▶	measuring points
ds	dishwasher space		

* Window applies to selected plots only. Please see sales consultant for further details.

Ground floor



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The Eveleigh

3 bedroom home

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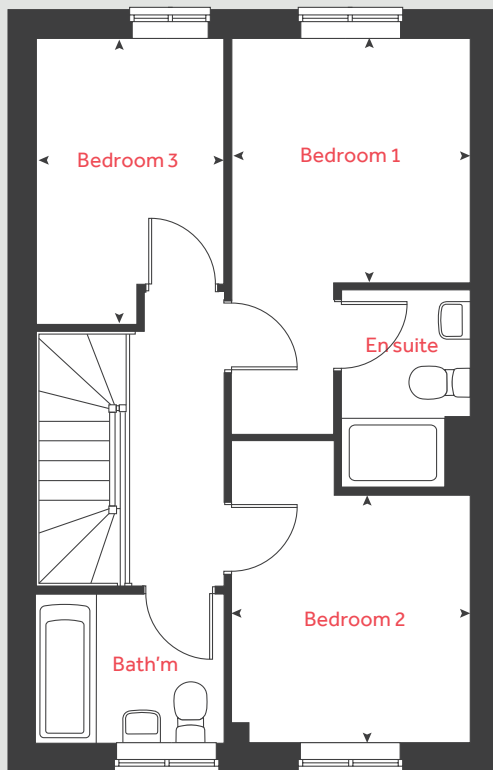
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The Eveleigh

3 bedroom home

Homes 63, 64, 65, 97, 98,
101, 102, 130 & 131

First floor



Ground floor

Kitchen / dining area

4.78m x 2.80m 15' 8" x 9' 2"

Living room

4.98m x 3.19m 16' 4" x 10' 5"

First floor

Bedroom 1

2.77m x 2.71m 9' 1" x 8' 10"

Bedroom 2

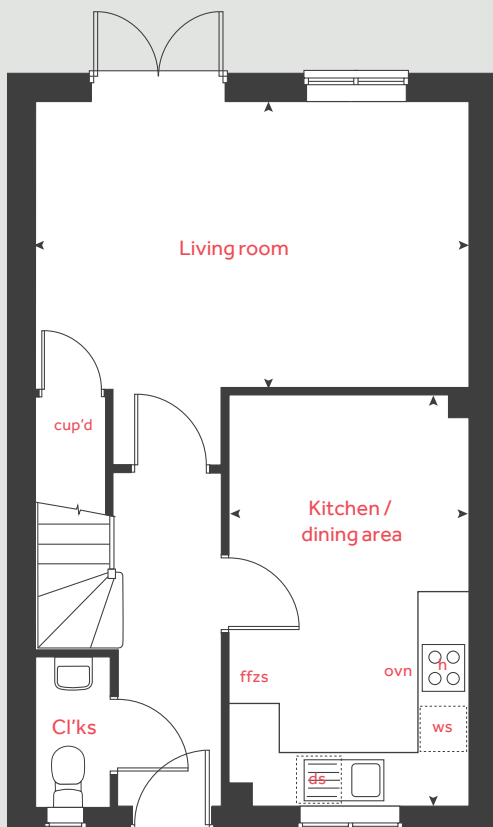
2.88m x 2.77m 9' 5" x 9' 1"

Bedroom 3

3.19m x 2.12m 10' 5" x 6' 11"

h	hob	ws	washing machine space
ovn	oven	cup'd	cupboard
ffzs	fridge freezer space	◀ ▶	measuring points
ds	dishwasher space		

Ground floor



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The Elmslie

3 bedroom home

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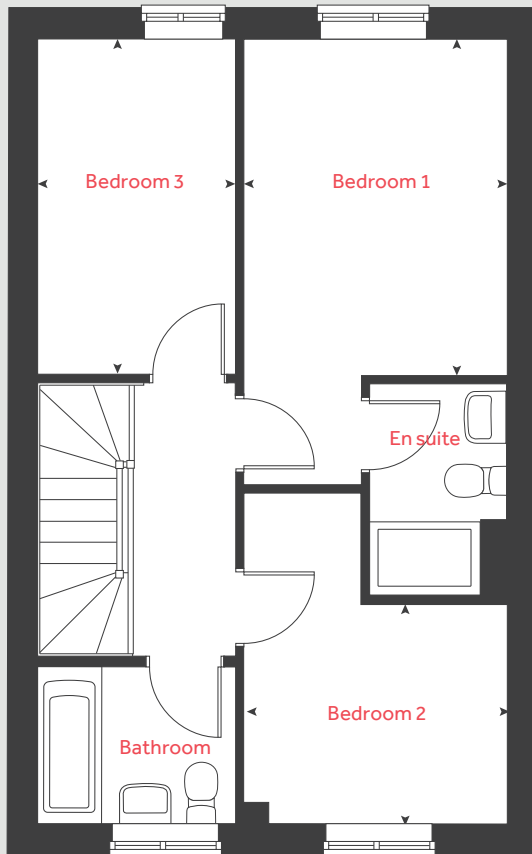
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The Elmslie

3 bedroom home

Homes 41, 55, 56, 58, 59,
100, 103, 127 & 129

First floor



Ground floor

Kitchen / dining area
4.78m x 2.91m 15' 8" x 9' 6"

Living room
5.09m x 3.65m 16' 8" x 12' 0"

First floor

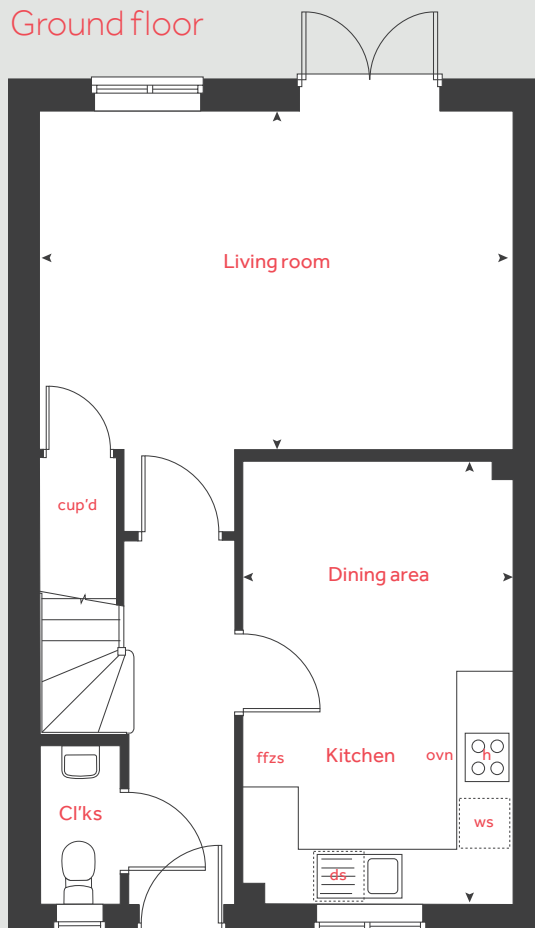
Bedroom 1
3.67m x 2.87m 12' 0" x 9' 5"

Bedroom 2
2.90m x 2.40m 9' 5" x 7' 10"

Bedroom 3
3.65m x 2.15m 12' 0" x 7' 0"

h	hob	ws	washing machine space
ovn	oven	cup'd	cupboard
ffzs	fridge freezer space	◀ ▶	measuring points
ds	dishwasher space		

Ground floor



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The Mylne

4 bedroom home

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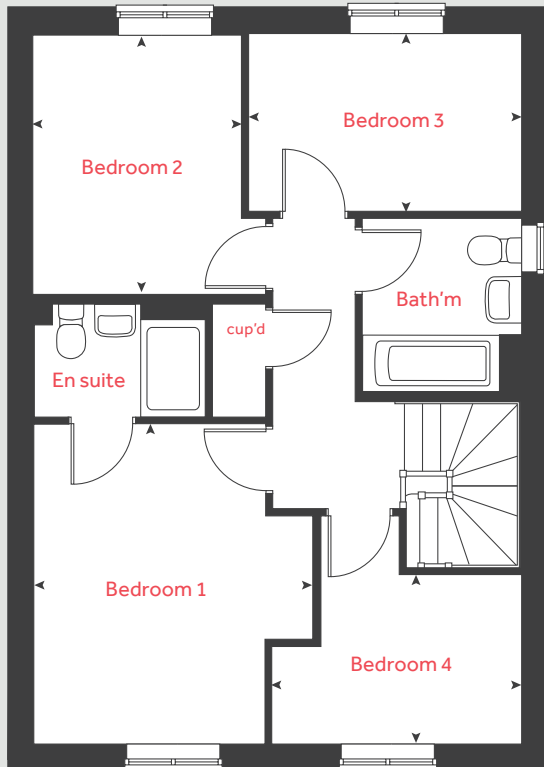
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The Mylne

4 bedroom home

Homes 80, 88, 89, 91, 92,
124 & 125

First floor



Ground floor

Kitchen / dining / family area

6.04m x 4.37m 19' 9" x 14' 4"

Living room

4.85m x 3.39m 15' 9" x 11' 1"

First floor

Bedroom 1

3.93m x 3.45m 12' 11" x 11' 3"

Bedroom 2

3.20m x 2.57m 10' 6" x 8' 5"

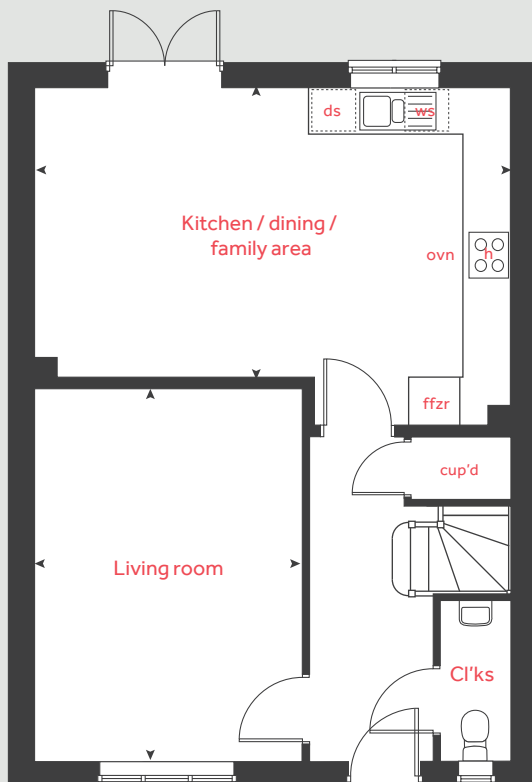
Bedroom 3

3.38m x 2.22m 11' 1" x 7' 3"

Bedroom 4

3.10m x 2.83m 10' 2" x 9' 3"

Ground floor



h	hob	ws	washing machine space
ovn	oven	cup'd	cupboard
ffzr	fridge freezer	< >	measuring points
ds	dishwasher space		

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The Leverton

4 bedroom home

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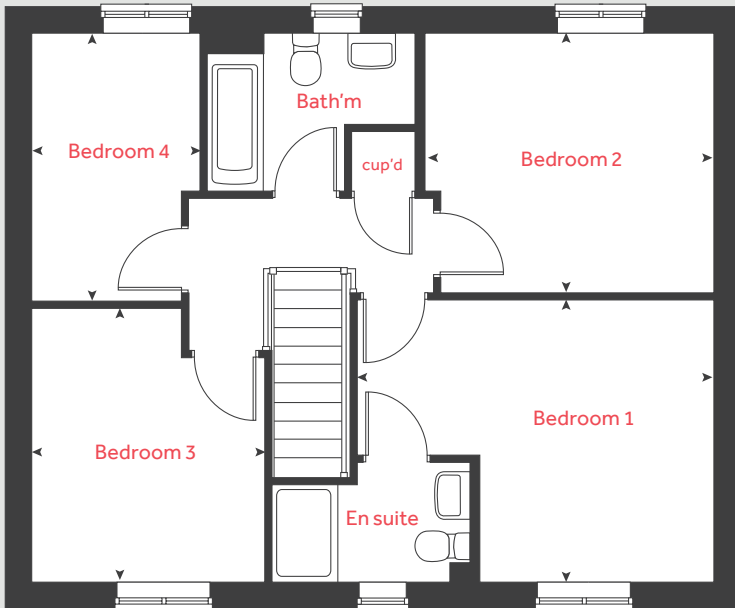
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The Leverton

4 bedroom home

Home 109

First floor



Ground floor

Kitchen	2.99m x 2.72m	9' 9" x 8' 9"
Dining area	4.02m x 2.81m	13' 1" x 9' 2"
Living room	4.80m x 3.39m	15' 9" x 11' 1"
Study	3.39m x 1.82m	11' 1" x 5' 11"

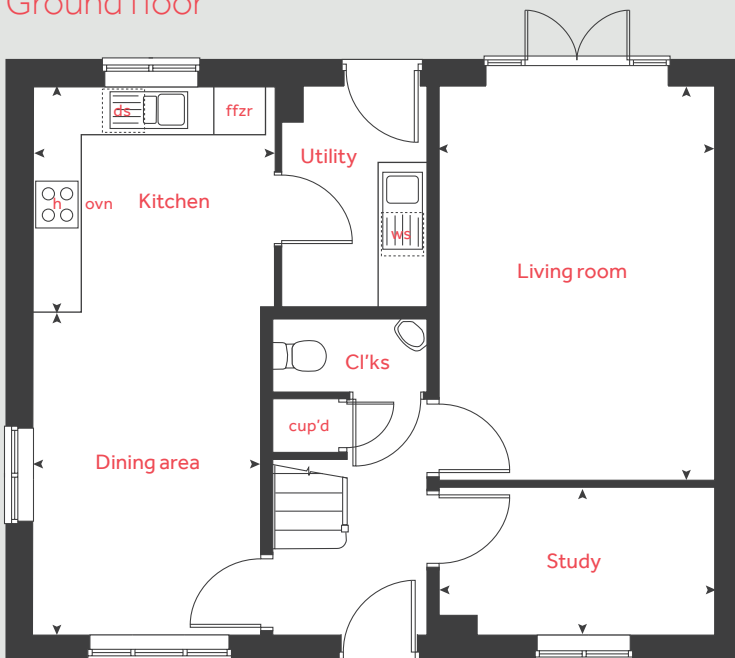
First floor

Bedroom 1	4.39m x 3.47m	14' 4" x 11' 4"
Bedroom 2	3.58m x 3.15m	11' 9" x 10' 4"
Bedroom 3	3.36m x 2.87m	11' 0" x 9' 5"
Bedroom 4	3.26m x 2.07m	10' 8" x 6' 9"

h	hob	cup'd	cupboard
ovn	oven	◀ ▶	measuring points
ffzr	fridge freezer		

* Utility door applies to selected plots only. Please see sales consultant for further details.

Ground floor



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The Grainger

4 bedroom home

Bracebridge Manor

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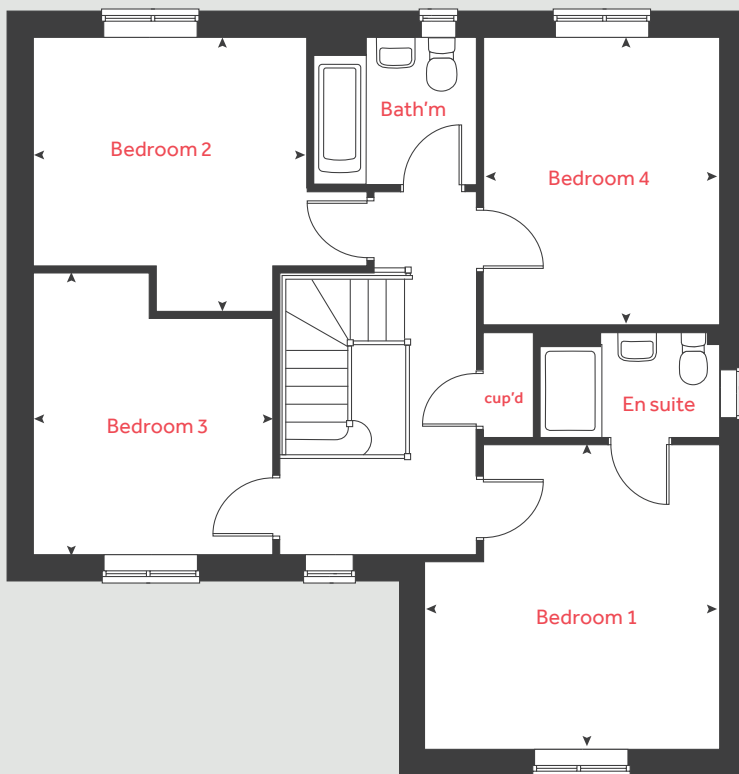
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The Grainger

4 bedroom home

Homes 70, 106 & 107

First floor



Ground floor

Kitchen / dining room

5.88m x 3.62m 19' 3" x 11' 10"

Living room

4.39m x 3.90m 14' 4" x 12' 9"

First floor

Bedroom 1

4.01m x 3.90m 13' 2" x 12' 9"

Bedroom 2

3.70m x 3.58m 12' 1" x 11' 9"

Bedroom 3

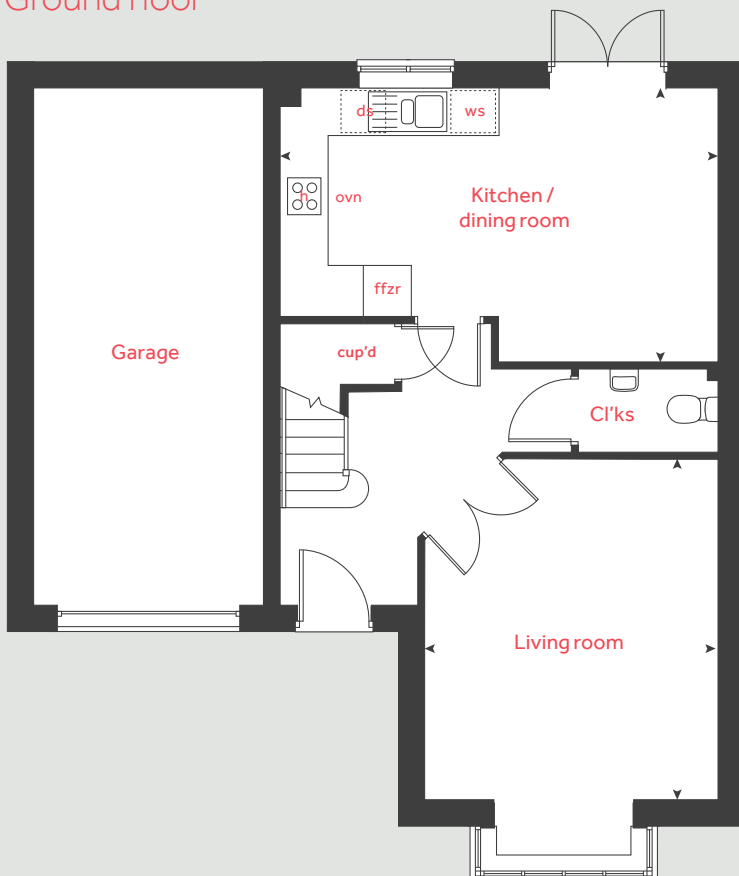
3.65m x 3.17m 11' 1" x 10' 5"

Bedroom 4

3.81m x 3.11m 12' 6" x 10' 2"

h	hob	ffzr	fridge freezer
ovn	oven	cup'd	cupboard
ws	washing machine space	< >	measuring points
ds	dishwasher space		

Ground floor



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The Knightley

4 bedroom home

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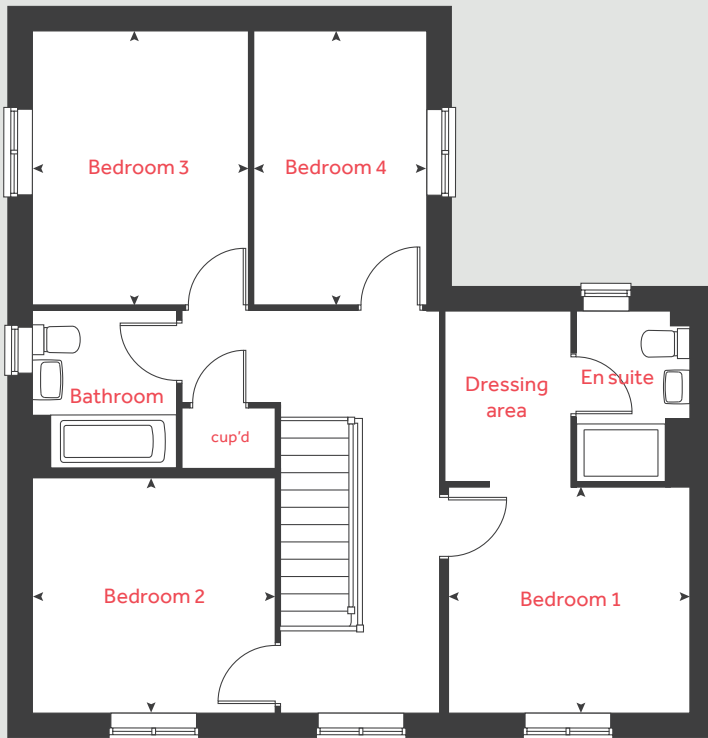
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The Knightley

4 bedroom home

Homes 35, 73, 74, 90, 96,
108, 110, 119, 122 & 103

First floor



Ground floor

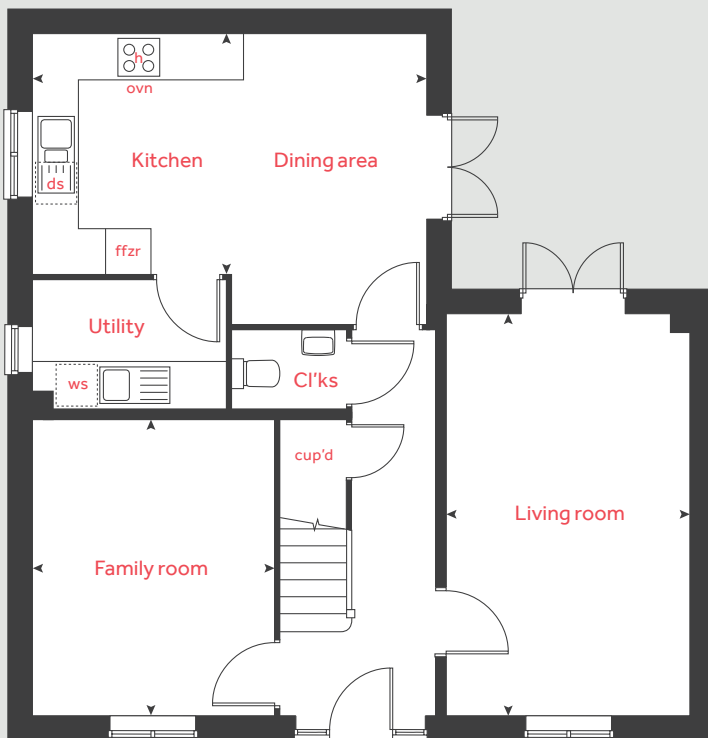
Kitchen / dining area	5.25m x 3.85m	17' 2" x 12' 8"
Living room	5.36m x 3.22m	17' 7" x 10' 7"
Family room	3.93m x 3.21m	12' 10" x 10' 5"

First floor

Bedroom 1	3.21m x 2.98m	10' 6" x 9' 9"
Bedroom 2	3.21m x 3.14m	10' 6" x 10' 3"
Bedroom 3	3.62m x 2.87m	11' 10" x 9' 5"
Bedroom 4	3.62m x 2.29m	11' 10" x 7' 6"

h	hob	ffzr	fridge freezer
ovn	oven	cup'd	cupboard
ws	washing machine space	< >	measuring points
ds	dishwasher space		

Ground floor



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