



8 Avenue Terrace

Lincoln, LN1 1JB

£370pcm (Per Room)

ROOMS AVAILABLE IN A FURNISHED HOUSE. Situated in a central position this well presented property is available for a 6 month let now. The property boasts well-presented, furnished accommodation including: Entrance Hall, Lounge-Dining Room, Kitchen, Shower Room, Bathroom and Six Double Bedrooms. The property also benefits from off street parking for a single vehicle and rear Garden. Call now to schedule your viewing.



LOCATION

The property is conveniently positioned to the west of Lincoln City centre. The property provides easy access to Lincoln County Hospital, Lincoln University and a full range of services and facilities.

ACCOMMODATION

This six bedroom property provides flexible accommodation to be occupied for a short term. The internal accommodation briefly comprises: Entrance Hall, Lounge-Dining Room, Kitchen, Shower Room, Bathroom and Six Double Bedrooms. The property also benefits from off street parking for a single vehicle and rear Garden.

LETTING TERMS

The property is to be let for a maximum of 6 months. Rent is charged per room and subject to a minimum two room let and maximum 6 room let. Utilities are fixed at £200 PCM inclusive of Gas, Electricity, Water, Broadband and TV Licence. Council Tax is the responsibility of the Tenant(s).

RENT AND DEPOSIT

Rent is charged at £370 Per Room, PCM. The Tenancy Deposit is by negotiation. (A fixed utility charge is payable in addition to the Rent).

VIEWINGS

By prior appointment through Mundys.

CHARGES TO TENANTS

There are no application fees payable. You will be required to pay a Holding Deposit equal to one weeks rent to secure the property. More information on charges to Tenants can be found on our website; <https://mundys.net/help/lettings-fees-information-for-tenants/>

- **City Centre Property**
- **Furnished Accommodation**
- **3 - 6 Month Fixed Term Only**
- **Available Now**
- **Bathroom & Shower Room**
- **Lounge & Kitchen**
- **Off Street Parking & Rear Garden**
- **Fixed Utility Charge**
- **Viewing Highly Recommended**
- **EPC Rating D**

