



Eagle Hall

Swinderby, Lincoln, LN6 9HZ

£675 pcm

AVAILABLE NOW! This well presented Character Cottage benefits from easy access to Lincoln and Newark and boasts internal accommodation including; Dining Kitchen, Lounge with Burning Stove, Two Bedrooms and Family Bathroom. The property also benefits from Front, Side and Rear Gardens, Gravelled Driveway and Outbuilding. Viewing is Recommended.



LOCATION

The property is positioned in a rural setting and benefits from countryside views. Located in Swinderby the property benefits from easy access to Lincoln and Newark, with Swinderby Trains Station close by. A range of local amenities are available within Swinderby and neighbouring villages, with a full range of services and faculties available in Lincoln City centre and Newark town centre.

ACCOMMODATION

This Traditional Semi Detached Cottage, boasts character and benefits from internal accommodation briefly comprising; Dining Kitchen, Boiler Room, Lounge with burning stove and under stairs storage cupboard, Stairs and Landing, Master bedroom with built in storage cupboard, Bedroom 2 and Family Bathroom. The property also benefits from Double Glazing and Oil Central Heating. Viewing is recommended.

OUTSIDE

Located on a corner plot the property benefits from front, side and rear gardens that are principally laid to lawn with a mix of flowers, shrubs, bushes and trees. A gated gravel driveway provides access to the property and a vehicular hardstanding. An outbuilding is situated to the rear of the property.

RENT AND DEPOSIT

The asking Rent is £675 PCM and The Tenancy Deposit is £775 / equal to 5 weeks Rent.

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/>

VIEWING

By prior appointment through Mundys.



- **Semi Detached Character Cottage**
- **2 Bedrooms**
- **Family Bathroom**
- **Dining Kitchen & Lounge**
- **Oil Central Heating & Double Glazing**
- **Countryside Views**
- **Front, Side & Rear Gardens**
- **Gated, Gravel Driveway**
- **Viewing Recommended**
- **EPC Rating to Follow**