



80 Jerusalem Road

Skellingthorpe, Lincoln, LN6 4RH

£1,350 pcm

A modernised Four Bedroomed Detached Bungalow within the popular village of Skellingthorpe. The property is situated on a larger than average plot with Gardens to the front, side and rear, Driveway and Garage. The property has spacious and stylish living accommodation to comprise of Reception Hallway, Open Plan Living Dining Kitchen, Utility Room, Shower Room, Bathroom and four Bedrooms. Viewing is essential to appreciate the accommodation on offer.



ACCOMMODATION

The property has accommodation to comprise of Reception Hallway, Open Plan Living Dining Kitchen with double uPVC doors to the rear Garden, fitted with a range of modern units, integral dishwasher and fridge, separate Utility Room, modern Shower Room, additional family Bathroom and four good sized Bedrooms. Viewing is essential to appreciate the accommodation on offer.

LOCATION

The property is located in the medium sized village of Skellingthorpe which lies approximately 4 miles West of the Historic Cathedral and University City of Lincoln. The village itself offers a wide range of local amenities including shops, public houses and primary schooling. There is good access to Lincoln City Centre via the A46 Bypass.

OUTSIDE

The property is approached by a gravelled driveway with block paved edging which runs down the side of the property and gives access to the Garage. There are extensive lawned gardens to the front, side and rear with paved areas.

RENT AND DEPOSIT

The asking Rent for the property is £1,350.00 per calendar month and the Tenancy Deposit is £1,555.00 (equal to 5 weeks' rent).

TENANCY TERM

The Landlord's preference is to let the property with a 12 month minimum/fixed term.

ADDITIONAL FEES

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/additional-fees/>

VIEWINGS

By prior appointment through Mundys.

- **Modernised Detached Bungalow**
- **Four Good Sized Bedrooms**
- **Shower Room & Bathroom**
- **Popular Village Location of Skellingthorpe**
- **Open Plan Living Dining Kitchen**
- **Good Sized Gardens to the Front, Side & Rear**
- **Off Street Parking & Garage**
- **Council Tax Band - C**
- **EPC Energy Rating - D**
- **Sorry, No Pets**



Agents Note: Whilst every care has been taken to prepare these sales 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 are advised to recheck the measurements.

Museum Court
Grantham Street
Lincoln
LN2 1JB

www.mundys.net
lettings@mundys.net
01522 556 099