



16 The Cloisters

Lincoln, LN2 4AS

£925 pcm

A two Bedroom Apartment located within walking distance to the Bailgate and Cathedral Quarter, with secure parking and gated entry system. Briefly comprising of Entrance Hall, Lounge, Kitchen including appliances, two Bedrooms, En-suite to master bedroom and family Bathroom with shower.



LOCATION

The property is located within the popular Uphill area of the City of Lincoln, being close to the Bailgate and Cathedral Quarter and within easy access to all local amenities and Lincoln City Centre.

ACCOMMODATION

A two Bedroom Apartment located within walking distance to the Bailgate and Cathedral Quarter, with secure parking and gated entry system. Briefly comprising; Kitchen including integral appliances, two Bedrooms, En-suite from master bedroom and family Bathroom with shower.

OUTSIDE

The property benefits an allocated car parking space in a secure gated car park.

RENT AND DEPOSIT

The asking Rent for the property is £925 per calendar month and the Tenancy Deposit is £1065 (equal to 5 weeks' rent). The Holding Deposit for this property is £210.

TENANCY TERM

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

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/>

VIEWING

By prior appointment through Mundys.



- **Two Bedroom Apartment**
- **Open Plan Lounge/Kitchen**
- **En-Suite Bathroom**
- **Close to Bailgate & Cathedral**
- **Bailgate Location Secure Gated Parking**
- **EPC Energy Rating - B**
- **Gas Central Heating**
- **Council Tax Band - A (Lincoln City Council)**

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.