



1 Bakehouse Court

Langworth, Lincoln, LN3 5BP

£850 pcm

NEWLY DECORATED WITH NEW FLOORING!

The internal accommodation briefly comprises: Lounge, fitted Kitchen, Two Bedrooms and family Bathroom. Outside, there is a Driveway to the front and side, with Courtyard Gardens to the rear of the property.



Bakehouse Court, Langworth, Lincoln, LN3 5BP

LOCATION

Bakehouse Court is situated in the village of Langworth, located along the A158 between Lincoln and Wragby. The village offers a peaceful rural setting while still providing convenient access to nearby amenities, with Lincoln City Centre around a 15-minute drive away. Local services in the surrounding area include village shops, pubs, and primary schools, with regular bus routes connecting Langworth to Lincoln and Market Rasen. The location is ideal for those seeking a quiet village lifestyle with good transport links to nearby towns and the city.

ACCOMMODATION

Available now, an early viewing is recommended on this well presented home. The internal accommodation briefly comprises Lounge, fitted Kitchen, with stairs leading to Two Bedrooms and a family Bathroom. The Landlord has recently purchased new blinds from Hillarys Blinds to be fitted in the Lounge, Kitchen and both Bedrooms, which are scheduled for installation in December 2025.

OUTSIDE

The property benefits from a Driveway to the front, providing parking for two cars. To the side and rear, there is an enclosed Courtyard Garden with a shed offering additional storage.

RENT & DEPOSIT

The asking Rent for the property is £850 per calendar month and the Tenancy Deposit is £980 (equal to 5 weeks' rent). The Holding Deposit for this property is £195.

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/help/lettings-fees-information-for-tenants/>

VIEWING

By prior appointment through Mundys.

- **Two Bedroom Townhouse**
- **Popular Village Location**
- **Driveway to the Front**
- **Enclosed Courtyard Garden**
- **New Blinds to be fitted - December 2025**
- **Newly Decorated Throughout**
- **New Flooring Fitted**
- **Bathroom with Shower Over Bath**
- **EPC - Energy Rating D**
- **Council Tax Band -B (West Lindsey District 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 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.