



King&Co.

FLAT 2 THE BALCONIES,  
501 NEWARK ROAD, LINCOLN, LN6 8RT







## GENERAL INFORMATION

### APARTMENT 2

Entrance Hall

Living Kitchen - 5.01m x 3.51m

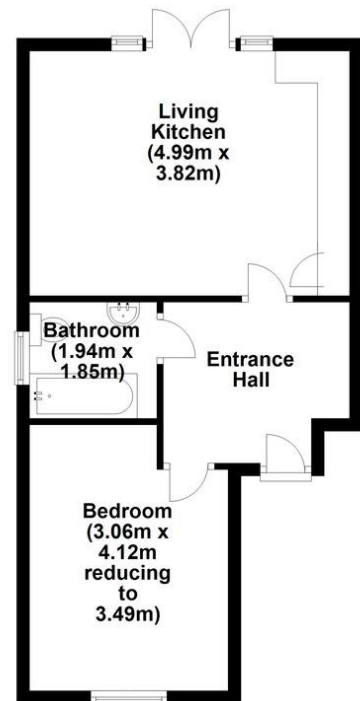
Bedroom - 4.13m x 3.03m max

Bathroom - 1.94m x 1.85m

Enclosed rear garden and parking space

#### Ground Floor

Approx. 42.9 sq. metres (461.4 sq. feet)



Total area: approx. 42.9 sq. metres (461.4 sq. feet)

The marketing plan/s shown are for guidance purposes only and are not to be relied upon for scale or accuracy.  
Plan produced using PlanUp.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	79	79
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	