



15 Victoria Terrace
Lincoln

BROWN & CO JH Walter



15 Victoria Terrace, Lincoln, LN1 1HZ

A two storey, six-bedroom mid terrace property situated in the City Centre and close to Lincoln University.

The property is currently let to 5 students until 23rd July 2025 at £2,146.70 pcm (£25,245 p/a). There is potential to earn a further £430 pcm by letting the sixth bedroom.



ACCOMMODATION

The ground floor comprises a kitchen, communal living room, shower room and two double bedrooms with stairs leading to the first floor.

To the first floor, there are four double bedrooms and shower room.

Outside

The rear elevation offers a fenced garden and a roof terrace with artificial grass and space for an outside table & barbeque.

Directions

Entering Lincoln on the B1308 Yarborough Road proceed down the hill until you reach a left hand turn onto Victoria Terrace. The property can be found on your right-hand side.

<https://what3words.com/slug.wins.robots>

Services

We understand the property has mains water, gas, electric and mains sewer connections.

Tenure & Possession

Freehold, subject to the existing assured shorthold tenancies.

Rent

Please note the current rent includes bills for gas, electric, water, Wi-Fi and tv licence.

MOBILE

We understand from the Ofcom website there is likely mobile coverage from EE, O2, Three and Vodafone.

BROADBAND

We understand from the Ofcom website that standard and ultrafast broadband is available at this property with a max download speed of 1000 Mbps and an upload speed of 100 Mbps.

BUYER IDENTITY CHECK

Please note that prior to acceptance of any offer, Brown&CoJHWalter are required to verify the identity of the buyer to comply with the requirements of the Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017. Further, when a property is for sale by tender, an ID check must be carried out before a tender can be submitted. We are most grateful for your assistance with this.

VIEWING PROCEDURE

Viewing of this property is strongly recommended. If you would like to view the property, please contact a member of the agency team on 01522 504304.

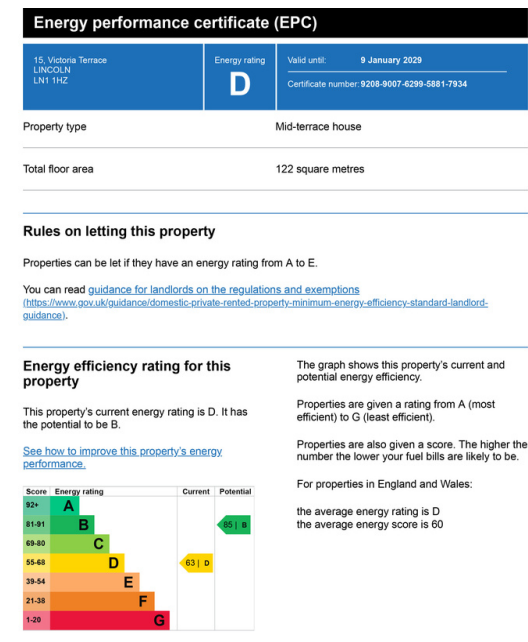
AGENT

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Measurements are approximate. Not to Scale. Illustrative purposes only.
Plan produced using PlanUp.

15 Victoria Terrace, Lincoln



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