



- Sought After LN2 area
- Semi Detached House
- 3 Spacious Bedrooms

- Corner Plot
- Parking For Several Cars

Brattleby Crescent, Lincoln, LN2 2EB,
Monthly Rental Of £1,050



****AVAILABLE NOW!**** Starkey&Brown are pleased to offer for rent this spacious and well presented extended 3 bedroom semi-detached house in the popular LN2 area of Lincoln. With excellent access to the A46 and local amenities, the accommodation includes a large lounge, fitted kitchen, separate dining room and utility room. Upstairs the property has 3 good sized bedrooms and a family bathroom. The property also benefits from having gas central heating, double glazing, gardens to the front and rear, parking for several cars. Council tax band: A EPC Rating: C . Holding deposit £242.00 Deposit £1211.00





In order that we can assist you with your move as smoothly and efficiently as possible, our preferred Mortgage Adviser, can offer you advice on all your mortgage and protection needs, tailored to your individual circumstances. It will also be part of our qualifying process that you speak with our Mortgage Adviser when we ask the vendor to consider your offer. Your details may be passed onto third parties, please advise us if you do not wish this to happen.

Money Laundering regulations 2003: It is a mandatory requirement that all purchasers and sellers produce identification documentation before we can proceed with any sale. We thank you for your co-operation. Services: We regret that none of the services, equipment or appliances at the property have been tested by ourselves and therefore we cannot guarantee their working order or condition. Potential purchasers are strongly advised to carry out their own tests or enquiries before finalising their purchase. These particulars are issued as a general guide and do not form part of any contract nor do they at any stage represent factual information. Starkey & Brown trading as Starkey & Brown Ltd, 34 Silver Street, Lincoln, LN2 1EH. Company Registration Number 6081031

The information is provided and maintained by Starkey & Brown Estate Agents, Lincoln. Please contact selling agent or developer directly to obtain any information which may be available under the terms of the Energy Performance and Buildings (Certificates & Inspections) (England & Wales) Regulations 2007 and the Home Information Pack Regulations 2007.

Important Information:

All measurements are approximate. We have not tested any appliances or services within this property and cannot verify them to be in working order or within the vendors/s ownership. We have not verified the tenure of the property, type of construction or the condition thereof. Intending purchasers should make appropriate enquiries through their own solicitors and surveyor etc, prior to exchange of contract.

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