



Watling Close, Bracebridge Heath

£995 PCM


MARTIN&CO

Watling Close, Bracebridge Heath

House - End Terrace

3 Bedrooms, 3 Bathroom

£995 PCM

Date Available: 17th November 2025

Deposit: £1,440

- 3 Bedrooms
- 3 Bathrooms
- Garage
- Utility Room
- Enclosed rear garden
- Cul-De-Sac
- Gas Central Heating

3 Bedroom family home with Garage and enclosed rear garden located in Bracebridge Heath. Internally comprising of ground floor shower room, bedroom and utility room leading to back garden, Kitchen and Lounge on the 1st floor leading to the family bathroom, bedroom and master bedroom with en suite on the 2nd floor.

Unfortunately we cannot accept smokers or pets on this property.

Length of tenancy - 12 months initial tenancy
Council tax band -B North Kesteven



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Mobile (based on calls indoors)
O2 EE Three Vodafone

Broadband (estimated speeds)
Standard 1 mbps
Superfast 61 mbps
Ultrafast 1800 mbps

Satellite & Cable TV Availability
BT Sky Virgin



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		84
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
		70
England & Wales		EU Directive 2002/91/EC

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
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Not environmentally friendly - higher CO ₂ emissions		
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Martin & Co Lincoln Lettings
33 The Forum, North Hykeham, Lincoln, Lincolnshire, LN6
8HW
01522 503727 . lincoln@martinco.com

01522 503727
<http://www.martinco.com>



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