



**One The Brayford, Brayford Wharf
North, LN1**

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One The Brayford, Brayford Wharf North, LN1

Apartment

1 Bedrooms, 1 Bathroom

£995 PCM

Date Available:

Deposit: £1,148

Unfurnished

- Fifth Floor Apartment
- Views of the Brayford
- One Bedroom with Fitted Wardrobe
- Allocated Parking
- Concierge Service
- Lift Access to All Floors
- Council Tax Band - B
- EPC Rating - C

Fifth floor one bedroom apartment with views of the Brayford being close to local amenities and within walking distance to the city centre. Comprising a bedroom, living/kitchen with appliances and a bathroom plus allocated parking, lift access to all floors and a 24 hour concierge.

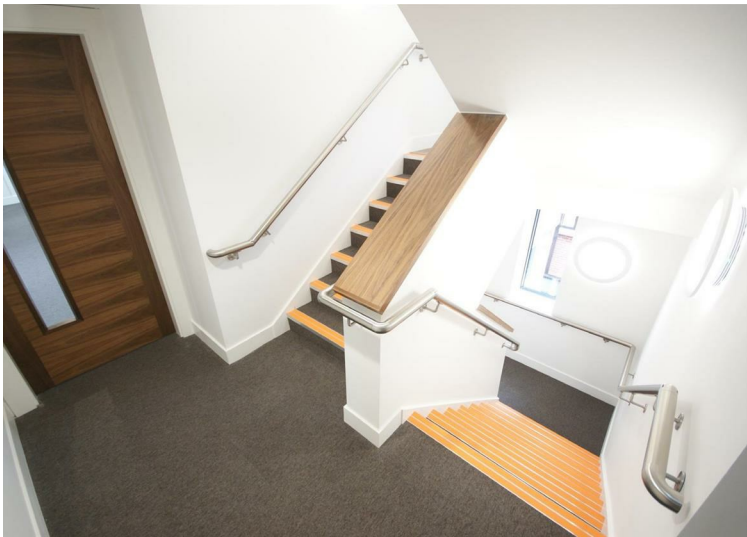


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Unfortunately the lease restrictions dictate that we cannot accept smokers or pets on this property.

Length of tenancy - 6 months initial tenancy

Council tax band - B - Lincoln
EPC Rating - C



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	77	77
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
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	79	79
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