



The Limes, Lincoln Road

Cammeringham, Lincoln, LN1 2SH

£1,450 pcm

This is a spacious three-bedroom detached house situated in the quiet village of Cammeringham, eight miles north of the Cathedral City of Lincoln. Well-appointed and situated next door to the church, the property benefits from large, well-maintained gardens and a south-facing sun terrace. The property briefly comprises: Entrance Hall, Lounge, Kitchen/Diner, Utility Room, Conservatory, Study and Master Bedroom with En-Suite. To the First Floor there are two further Bedrooms and a Family Bathroom.



LOCATION

The quiet village of Cammeringham is located 8 miles North of the Cathedral City of Lincoln just off the A15 road near RAF Scampton. Within easy reach of Gainsborough, Lincoln, Hemswell, Market Rasen, Scunthorpe and many local villages with many local and historic attractions.

ACCOMMODATION

The internal accommodation briefly comprises; Entrance Hall, Lounge, Open plan Kitchen Diner, Utility Room, Conservatory with dresser, Study, master Bedroom with fitted wardrobes and En-Suite Bathroom. To the First Floor there are two further Bedrooms and a Family Bathroom with shower.

OUTSIDE

The property sits on a large plot with a traditional stone wall to the front and wooden gates. Principally laid to lawn with a gravel driveway leading to the detached Garage. With large well maintained Garden to the rear with lawns and a patio sun terrace.

RENT AND DEPOSIT

The asking Rent for the property is £1,450.00 per calendar month and the Tenancy Deposit is £1,670.00 (equal to 5 weeks' rent).

The Holding Deposit for this property is £330.00

ASSURED PERIODIC TENANCY

The property will be let on an assured periodic tenancy (rolling monthly). The landlord is seeking a tenant for longer-term occupation.

ADDITIONAL FEES

There are no application fees payable. You will be required to pay a Holding Deposit equal to one weeks rent to secure the property. More information on charges to Tenants can be found on our website - <https://mundys.net/additional-fees/>

VIEWINGS

By prior appointment through Mundys.

THE RENTERS RIGHTS ACT 2025

New legislation was implemented in May 2026 and affects existing and new tenancies. More information on the changes is available at: <https://www.gov.uk/government/publications/guide-to-the-renters-rights-act/guide-to-the-renters-rights-act>

- Three Bedroom Detached House
- Large Well Maintained Gardens
- Driveway & Garage
- 8 Miles North of Lincoln
- Sun Terrace to Rear
- Open Plan Kitchen Diner
- Large Lounge & Conservatory
- Two Bathrooms
- Council Tax Band - E
- Energy Rating - C

