



Apartment 11, Rose House ,Tentercroft Street

Lincoln, LN5 7DB

£850 pcm

AVAILABLE NOW, EARLY VIEWING RECOMMENDED

The property briefly comprises of an Entrance Hall, Open Plan Lounge and Fitted Kitchen with Appliances, Double Bedroom and Spacious Shower Room. The property also benefits from Secure Telephone Entry. No Allocated Parking.



Apartment 11, Rose House, Tentercroft Street, Lincoln, LN5 7DB

LOCATION

Rose House is situated on Tentercroft Street, just south of Lincoln City Centre and within easy reach of the High Street and the range of shops, cafés, restaurants and leisure facilities available in the City. Lincoln Railway Station and the Central Bus Station are also within convenient walking distance, providing regular connections to surrounding areas. The nearby Brayford Waterfront and University of Lincoln are also easily accessible, making the location particularly practical for those requiring access to the City Centre and surrounding amenities.

ACCOMMODATION

The property is accessed via a Private Entrance Hall, which leads through to the Open Plan Lounge and Fitted Kitchen with Appliances included. The accommodation also provides a Double Bedroom and Spacious Shower Room, with Secure Telephone Entry providing controlled access to the building. The apartment offers practical accommodation arranged across one floor and is available now.

OUTSIDE

The property is accessed via a Communal Entrance and there is no Allocated Parking or Outdoor Space.

RENT AND DEPOSIT

The asking Rent for the property is £850.00 per calendar month and the Tenancy Deposit is £980.00 (equal to 5 weeks' rent). The Holding Deposit for this property is £195.00.

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/help/lettings-fees-information-for-tenants/>

VIEWING

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>

- Spacious One Bedroom Apartment
- Newly Decorated Throughout
- Modern Interior Throughout
- Fitted Kitchen with Appliances
- One Double Bedroom
- No Allocated Parking
- Secured Communal Entrance
- Council Tax Band - A (Lincoln City Council)
- EPC Energy Rating - C



Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

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