



## 16 St. Michaels Terrace

Lincoln, LN1 3BZ

**£1,000 pcm**

### **FURNISHED APARTMENT**

The internal accommodation briefly comprises of an Entrance Hall with stairs rising to the First Floor, a spacious Lounge/Dining Area, fully fitted Kitchen, Two Double Bedrooms and a Bathroom with shower over the bath.



#### LOCATION

St Michaels Terrace is situated in the uphill area of Lincoln, a short distance from Lincoln Cathedral and the historic Cathedral Quarter, which offers a range of independent shops, cafés, restaurants and public houses. The area also benefits from convenient access to Lincoln Castle and Cathedral Quarters. Lincoln city centre and railway station are easily accessible downhill, while nearby road links provide straightforward access to the A57 and A46 for commuting further afield.

#### ACCOMMODATION

This fully furnished Two Bedroom Apartment offers well presented accommodation comprising of an Entrance Hall leading to the First Floor living space, which includes a spacious Lounge/Dining Room enjoying panoramic views across Lincoln City. The accommodation further comprises of a fully fitted Kitchen, Inner Hallway, Two Double Bedrooms and a Family Bathroom with a shower over the bath.

#### OUTSIDE

The property is surrounded by well maintained communal grounds, which are regularly attended to. Please note there is no allocated parking with the apartment, however limited on-street parking is available within the development.

#### RENT AND DEPOSIT

The asking Rent for the property is £1,000.00 per calendar month and the Tenancy Deposit is £1,150.00 (equal to 5 weeks' rent).

The Holding Deposit for this property is £230.00.

#### TENANCY TERM

The Landlord's preference is to let the property with a 12 month minimum/fixed term, unless negotiated otherwise.

#### 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/>

#### VIEWINGS

By prior appointment through Mundys.

#### THE RENTERS RIGHTS ACT

New legislation is to be implemented in May 2026 and will affect 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>

- Fully Furnished Apartment
- Two Double Bedrooms
- Bath with Shower Overhead
- Nearby / Street Parking Only
- Communal Areas Maintained
- First Floor Apartment
- Panoramic Views of City
- EPC Energy Rating - C
- Council Tax Band - A (West Lindsey District Council)
- Gas Central Heating

