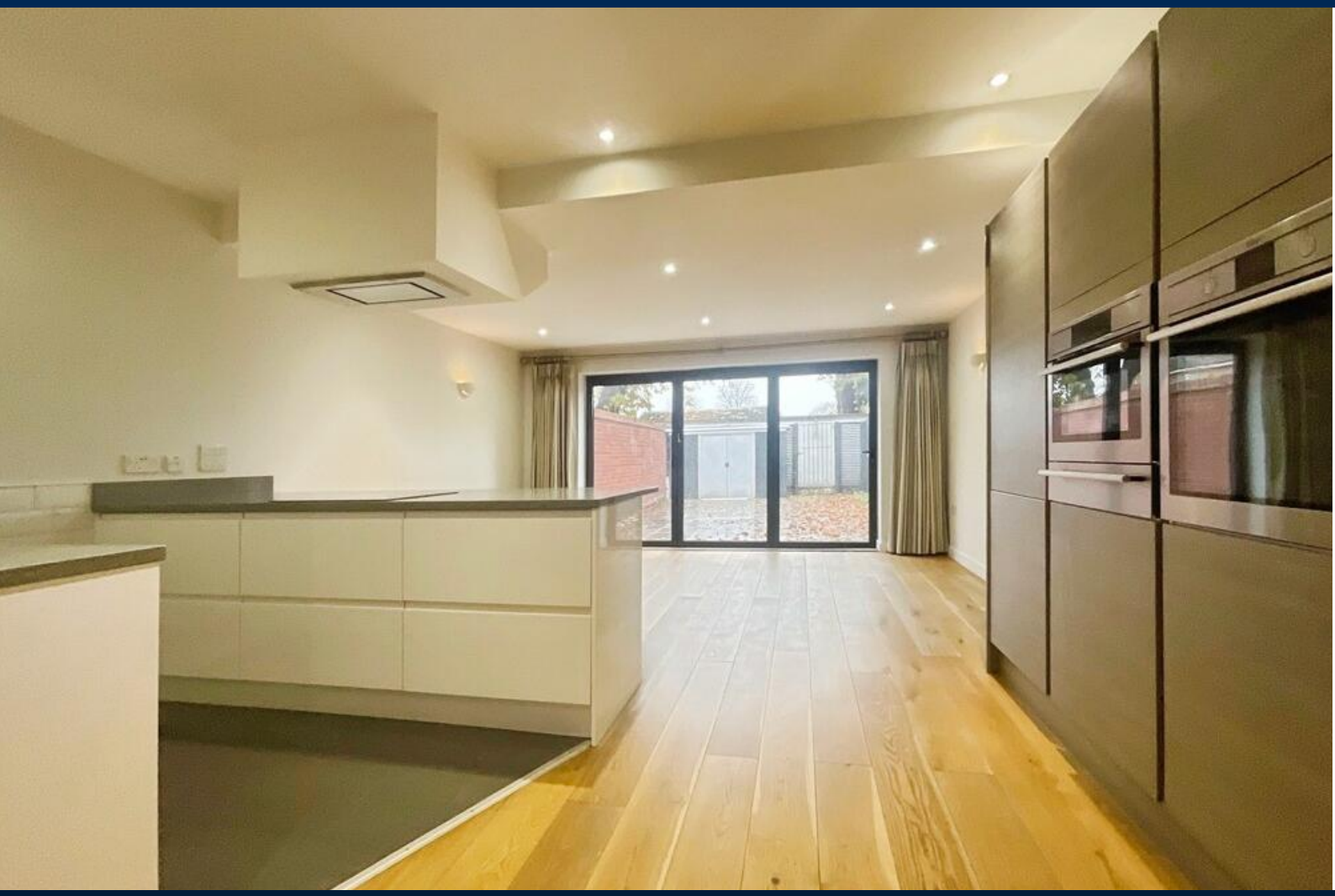


15 Langworthgate

Lincoln, LN2 4AD

£1,900 pcm

UNDERFLOOR HEATING AND SECURE ELECTRIC GATED PARKING! CATHEDRAL QUARTER LOCATION!
An Executive Three Storey Home, briefly comprising an Entrance Hall, Lounge, Utility Room, Kitchen and Dining Room. Stairs rise to the First Floor Landing, providing access to Bedroom Two, Bedroom Three and Family Bathroom with Shower. A further staircase leads to the Second Floor, comprising Bedroom One with Built-in Wardrobes and En-suite Bathroom with separate Bath and Shower.

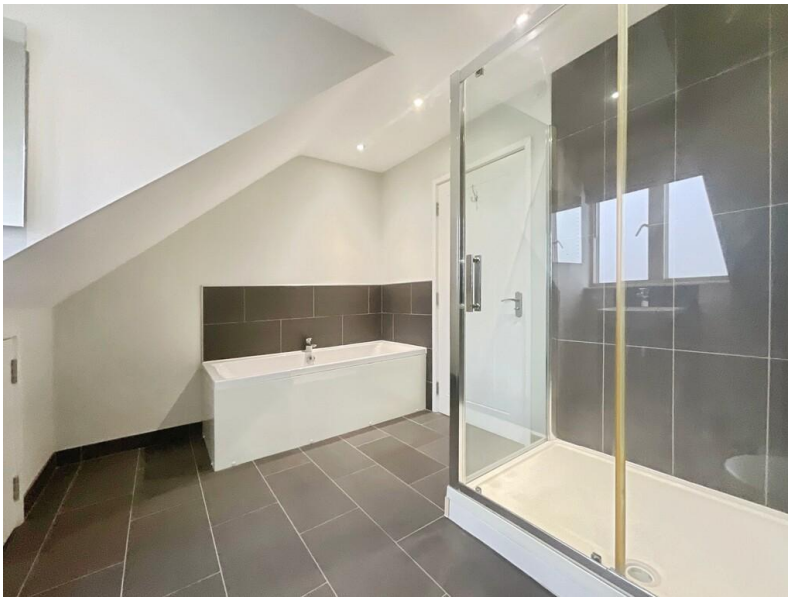




15 Langworthgate, Lincoln, LN2 4AD

LOCATION
Situated in Lincoln's historic Cathedral Quarter, Langworthgate enjoys an excellent uphill position within easy reach of Lincoln Cathedral, Lincoln Castle and the popular Bailgate area. The surrounding streets offer an excellent selection of independent shops, cafés, restaurants and public houses, alongside a number of historic landmarks and attractions. Lincoln City Centre is also within convenient reach, providing a wider range of shopping, leisure and recreational facilities. The area benefits from excellent access to the city's road and public transport networks.

ACCOMMODATION
This exceptional Executive Three Storey Home is presented in immaculate condition throughout and offers spacious, contemporary accommodation finished to a high standard. The property benefits from Underfloor Heating and Secure Allocated Parking accessed via Electric Gates. The Ground Floor comprises an Entrance Hall, spacious Lounge, separate Dining Room, fitted Kitchen and Utility Room. Stairs rise to the First Floor Landing, providing access to Bedroom Two, Bedroom Three and a well appointed Family Bathroom. A further staircase leads to the impressive Bedroom Suite on the Second Floor, featuring Built-in Wardrobes and a generous En-suite Bathroom with both a Bath and separate Shower.



OUTSIDE
The property benefits from a private Roof Terrace enjoying views across Eastgate Tennis Club and an additional Outside Courtyard. There is also Secure Allocated Parking, accessed through Electric Gated Entrance.



RENT AND DEPOSIT
The asking Rent for the property is £1,900.00 per calendar month and the Tenancy Deposit is £2,190.00 (equal to 5 weeks' rent).

The Holding Deposit for this property is £435.00.

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



- Electric gated off street parking
- Cathedral Quarters
- Roof Terrace with Tennis Court Views
- Three Bedrooms
- Two Bathrooms
- Modern Kitchen
- Outside Courtyard
- Two Reception Rooms
- EPC Energy Rating - C
- Council Tax Band - E (Lincoln City Council)

Museum Court
Grantham Street
Lincoln
LN2 1JB

www.mundys.net
lettings@mundys.net
01522 556 099

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate 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.

The Property Ombudsman