



54a Queen Street

Market Rasen, LN8 3EN

£750 pcm

AVAILABLE NOW

The internal accommodation comprises of an Entrance Hall with additional storage providing access to the Kitchen Diner, Bedroom One and Bedroom Two. A small stairway leads to a secondary Hallway which provides access to the Family Bathroom with overhead shower and a Spacious Lounge.



LOCATION

Queen Street is centrally located within the market town of Market Rasen. The property is within easy walking distance of a range of local amenities including supermarkets, independent shops, cafés and public houses. Market Rasen Train Station is also nearby, providing rail links to Lincoln, Grimsby and beyond, while the A631 offers convenient road access to surrounding villages and the city of Lincoln.

ACCOMMODATION

This well presented apartment is accessed via a communal Entrance Hall and stairway. The internal accommodation comprises of an Entrance Hall with built-in storage cupboard, Kitchen Dining Room, Bedroom One and Bedroom Two. The Spacious Lounge and Family Bathroom with overhead shower are accessed via a secondary hallway, reached by a small set of steps within the apartment. Available now, an early viewing is highly recommended.

OUTSIDE

There is no outside space with the apartment and parking is available on street only.

RENT AND DEPOSIT

The asking Rent for the property is £750.00 per calendar month and the Tenancy Deposit is £865.00 (equal to 5 weeks' rent).

The Holding Deposit for this property is £170.00.

TENANCY TERM

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

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 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>

- Kitchen Dining Room
- Two Double Bedrooms
- Spacious Lounge
- On Street Parking Only
- Property Available Now
- Bathroom with Overhead Shower
- Storage Cupboard to Hall
- Three Steps in the Apartment
- EPC Energy Rating - D
- Council Tax Band - A (West Lindsey District Council)



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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.