



Room @ Longdales Lodge, Longdales Road Lincoln, LN2 2EQ

£135 pw

A RANGE OF FURNISHED ROOMS AVAILABLE NOW

A range of self contained En-suite Rooms available within a shared accommodation, with all furniture and bills included. Residents have access to a shared Kitchen with built-in appliances and an Open Plan Lounge and Dining Area. The rent includes gas, water, electricity and high speed internet, providing a convenient and inclusive living arrangement.



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LOCATION

Longdales Lodge is situated on Longdales Road, to the north of Lincoln City Centre, providing convenient access to a wide range of local amenities and transport links. The property is located close to a variety of everyday facilities, including supermarkets, convenience stores, cafés, and takeaways, with further shopping and leisure opportunities available in the city centre. The area is well served by regular bus routes, offering straightforward travel throughout Lincoln and the surrounding areas. Nearby green spaces include the Arboretum and several local parks, while healthcare facilities, fitness centres, and other essential services are all within easy reach. The property also benefits from good access to the A46 bypass, making it convenient for those commuting in and out of the city.

ACCOMMODATION

A range of self contained En-suite Rooms available within a well maintained shared accommodation, offering modern and convenient living with all furniture included. The property provides a comfortable balance of private and communal space, with residents benefiting from access to a spacious shared Kitchen fitted with a range of built-in appliances, alongside an open plan Lounge and Dining Room ideal for relaxing, dining, or socialising. The rooms are fully furnished and ready for immediate occupation, making it an excellent option for professionals seeking a hassle-free move. The rent is inclusive of all bills, including gas, water, electricity, and high-speed internet, providing simple and straightforward monthly budgeting with no additional utility costs to consider.

OUTSIDE

Communal Grounds to the front. Parking can be included at an additional cost of £35pcm.

SUITES AVAILABLE

In addition to individual room rentals, the entire suite comprising six bedrooms, each with its own En-suite facility, is available to let for £3,400 per calendar month. This option provides exclusive use of the accommodation and may be particularly suitable for a group seeking private occupancy.

RENT AND DEPOSIT

The asking Rent for the property is £135.00 per week and the Tenancy Deposit is £675.00. (equal to 5 weeks' rent). The Holding Deposit for this property is £135.00.

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>

- Room or Whole Suite Available
- Early Viewing Recommended
- One Double Bedroom
- One En-suite Shower Room
- Fully Furnished Throughout
- All Bills Included
- Parking - Additional Cost £35pcm
- 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 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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