



Wheatfield Road, Lincoln

£700 Per Month


MARTIN&CO

Wheatfield Road, Lincoln

Flat

2 Bedrooms, 2 Bathroom

£700 Per Month

Date Available: 21st July 2025

Deposit: £807

Unfurnished

- Ground Floor Flat
- Two Bedroom
- Popular Area
- Off Road Parking
- Modern Kitchen and Bathroom
- uPVC DG & GCH
- EPC RATING - C
- COUNCIL TAX BAND - A

Two bedroom ground floor flat in the popular residential area of Birchwood. Comprising of an entrance hall, kitchen, living room, bathroom and two bedrooms with driveway parking plus front and rear gardens.



DESCRIPTION
Two bedroom ground floor flat in the popular residential area of Birchwood. Comprising of an entrance hall, kitchen, living room, bathroom and two bedrooms with driveway parking plus front and rear gardens.

Unfortunately we cannot accept smokers on this property.

Length of tenancy - 12 months initial tenancy
Council tax band - A - Lincoln Council

Mobile (based on calls indoors)
O2 EE Three Vodafone

Broadband (estimated speeds)
Standard 3 mbps
Superfast 80 mbps
Ultrafast 1000 mbps

Satellite & Cable TV Availability
BT Sky Virgin



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	70	74
EU Directive 2002/91/EC		

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	71	76
EU Directive 2002/91/EC		

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