



**Bedford Court, St Pauls Lane, LN1**

**£750 Per Month**

  
**MARTIN & CO**

Bedford Court, St Pauls Lane,  
LN1

Apartment

1 Bedrooms, 1 Bathroom

£750 Per Month

Date Available: 10th November  
2025

Deposit: £865

- Bailgate Location
- Part Furnished
- 1 Bedroom Apartment
- Within Secure Court yard
- Great location
- Council Tax - A - Lincoln City
- EPC - E

A superb Part Furnished 1 bedroom first floor flat ideally situated being on the doorstep of Bailgate, Castle and Cathedral and a short walk to the centre of Lincoln court in the heart of Bailgate and a short walk to Lincoln centre. internally comprising of fitted Kitchen , lounge , double bedroom and family bathroom. Due to the location there is no parking available with this property.



**DESCRIPTION**

A superb Part Furnished 1 bedroom first floor flat ideally situated being on the doorstep of Bailgate, Castle and Cathedral and a short walk to the centre of Lincoln court in the heart of Bailgate and a short walk to Lincoln centre. internally comprising of fitted Kitchen , lounge , double bedroom and family bathroom. Due to the location there is no parking available with this property.

Length of tenancy - 12 months initial tenancy

Council tax band - A - Lincoln City Council  
EPC Grade - E

Broadband (estimated speeds)  
Standard 10 mbps  
Superfast 80 mbps  
Ultrafast -  
Mobile (based on calls indoors) - O2, EE, Vodafone  
Satellite & Cable TV Availability BT & SKY



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>	<b>46</b>	
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>	<b>42</b>	
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not environmentally friendly - higher CO <sub>2</sub> emissions		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

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