



Brayford Street, Lincoln

£1,300 Per Month


MARTIN&CO

Brayford Street, Lincoln

Apartment

2 Bedrooms, 2 Bathroom

£1,300 Per Month

Date Available: 27th May 2026

Deposit: £1,500

Unfurnished

- 2 Bedrooms
- Outside Space
- Family Bathroom & Ensuite
- Open Plan Living
- Council Tax Band - C
- EPC - C

Two bedroom second floor apartment within the highly sought after Witham Wharf development on the Brayford in central Lincoln. Witham Wharf is located in the heart of the city within walking distance to local amenities and regular transport links.



Two bedroom second floor apartment within the highly sought after Witham Wharf development on the Brayford in central Lincoln. Witham Wharf is located in the heart of the city within walking distance to local amenities and regular transport links.

Unfortunately the lease restrictions dictate that we cannot accept smokers or pets on this property.

Council tax band - C - Lincoln
EPC Rating - C



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	79	82
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		
EU Directive 2002/91/EC		

Martin & Co Lincoln Lettings
33 The Forum, North Hykeham, Lincoln, Lincolnshire, LN6
8HW
01522 503727 . lincoln@martinco.com

01522 503727
<http://www.martinco.com>



Accuracy: References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs including but not limited to carpets, fixtures and fittings are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. No person in the employment of the agent has any authority to make any representation about the property, and accordingly any information given is entirely without responsibility on the part of the agents, sellers(s) or lessors(s). Any property particulars are not an offer or contract, nor form part of one. **Sonic / laser Tape:** Measurements taken using a sonic / laser tape measure may be subject to a small margin of error. **All**

Measurements: All Measurements are Approximate. **Services Not tested:** The Agent has not tested any apparatus, equipment, Fixtures and Fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor.