

BELL



13A, HIGH STREET
HORNCASTLE

£595 PCM



- Rent £700; Deposit £807.69
- First & Second Floor Flat
- Council Tax Band A
- Two Bedrooms
- EPC Exemption Register



A FIRST & SECOND FLOOR FLAT located in the Centre of the Historic Market town of Horncastle. With a lounge facing the High Street, and to the rear a very useful Town Centre parking space.

Horncastle has a mix of retail, leisure, and commercial facilities, and is within easy reach by car to the City of Lincoln, and its wider ranging amenities.

Accommodation Comprises

First Floor

ENTRANCE HALL with stairs leading to the first floor;

LANDING 1 leading to the KITCHEN with eye and base units, stainless steel sink unit, and electric oven, hob and extractor; LOUNGE having Georgian style sash windows facing on to the High Street.

Second Floor

LANDING 2; TWO GOOD SIZED BEDROOMS, and a FAMILY BATHROOM with panel bath, shower over, hand wash basin, and low level wc, airing cupboard with copper hot water cylinder.

NO SMOKERS



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		59
(39-54) E		
(21-38) F		
(1-20) G	15	
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Agents Note: Whilst every care has been taken to prepare these 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/tenants are advised to recheck the measurements

Horncastle Lettings

Old Bank Chambers Bull Ring
Horncastle
Lincolnshire
LN9 5HY

01507 522222
robert-bell.org

