



9 Vicarage Court Cross Street
Lincoln, Lincolnshire, LN5 7LA

£80,000

1 Bedroom Flat

- Leasehold
- One bed apartment
- City centre location
- Open plan kitchen-living space
- Gated access
- Designated off street parking
- Great investment opportunity
- 12.99% Gross Yield
- Sold with a tenant in situ
- EPC Rating - D, Council Tax Band - A

Click [here](#) to access the Energy Performance Certificate for 9 Vicarage Court Cross Street, Lincoln, Lincolnshire, LN5 7LA



Overview

**** GREAT INVESTMENT ****

This one-bedroom flat is situated in a quiet residential development just off Cross Street, within walking distance of Lincoln city centre. Built after 1980, the property is part of a well-maintained block comprising 16 flats, making it an ideal choice for investors seeking a low-maintenance home with strong rental income of £200 per week, giving a fantastic 12.99% gross yield.

The accommodation briefly comprises an open plan kitchen-living space, double bedroom and bathroom. You further benefit from secure gated access with a specific and spacious allocated car port space.



Ideally located in the centre of the city, and just a short walk from Lincoln's well connected train station where you know benefit from a two hour direct train into central London. You further benefit from a range of popular local schools nearby and Lincoln's ever growing University is just a short walk away, ideal for both students and teachers alike.

Vicarage Court presents an excellent opportunity for those seeking an affordable property in a convenient location with strong rental prospects.

Agents Note - We have been advised by the vendor that the property is currently let on an AST from the 12th of March 2026; this is for 18 months, with the tenant paying £200 per week.

Please note - We have been advised that the property is Leasehold with 120 years left on the lease and that the cost per annum for ground rent and service charge is approximately £1666.







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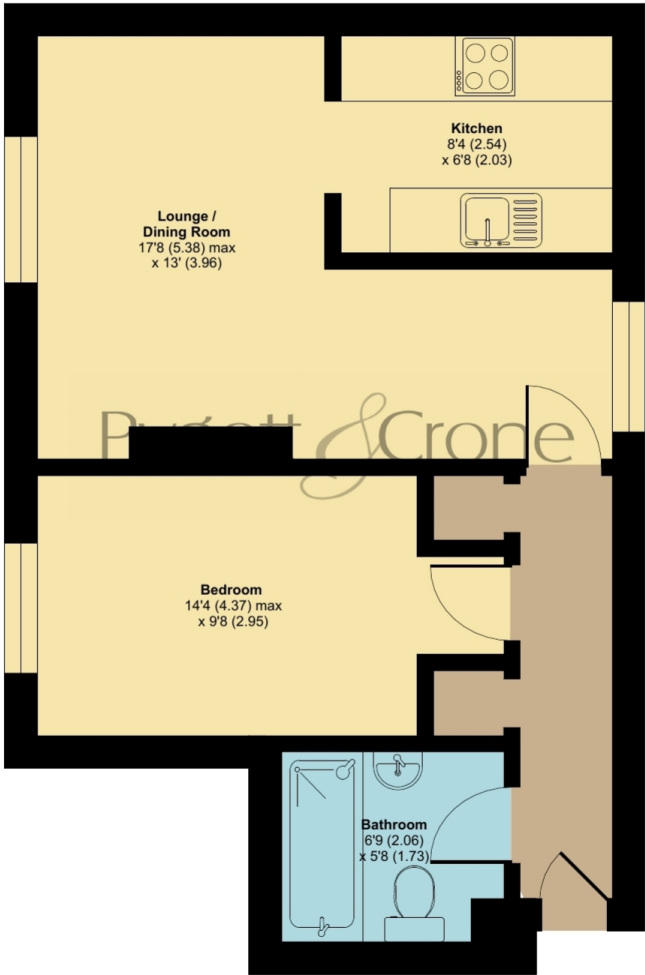
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Vicarage Court, Cross Street, Lincoln, LN5

Approximate Area = 439 sq ft / 40.7 sq m
For identification only - Not to scale



FIRST FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nchecon 2025. Produced for Pygott & Crone. REF: 1295477

Location



Show on Google: [schools](#), [doctors](#), [supermarkets](#), [restaurants](#), [railway stations](#)



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is on the market with our Lincoln branch

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