



GRIFFIN
THE PROPERTY PEOPLE



£775 * fees apply

Colne Court, Essex, RM18 8RE

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AVAILABLE END OF JULY!

Well presented two bedroom ground floor flat located in East Tilbury. The property benefits from electric heating, double glazing and is situated within walking distance to local amenities and station.

** IMPORTANT NOTICE FOR ALL INTERESTED PARTIES**

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Application for tenancy (From 01/06/2019)

Should you choose a property through Griffin, you will need to visit the offices (4/6 Queensgate Centre, Orsett Road, Grays, Essex, RM17 5DF) .

You will be asked to pay a holding fee of 1 weeks agreed rent price. This will be held for a period of 15 days. You have 15 days to successfully complete the referencing procedure. If successful, the holding fee (1 weeks rent) will be allocated to your first months rent upon move in.

Some fees are deemed refundable in circumstances, please check Tenant Fee Ban 2019 for further information or seek legal advice.

A higher rate of rent maybe payable if the landlord agrees to have a pet in the property.

Full time working tenants only.

A FULL LIST OF OUR FEES ARE AVAILABLE IN THE OFFICE & ON OUR WEBSITE www.griffin-grays.co.uk

Please note that photographic identification, proof of residency, contents insurance, a full months rent and a five (5) week deposit (amount disclosed upon application) are required before moving into any of the properties listed. Deposits are held in accordance with current legislation. If the rent is in excess of £50,000 per annum, the deposit required will be capped at SIX (6) weeks.

Working tenants must be earning 30 x monthly rent per annum BEFORE any stoppages.

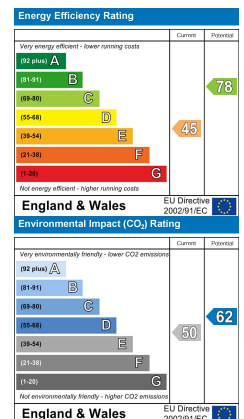
Guarantors must be earning 36 x monthly rent per annum BEFORE any stoppages and must also be a U K homeowner. Immigration checks may be required to be

undertaken by the Agent / Landlord on any or all occupants to comply with the Immigration Act 2014.

Tenancy application terms and conditions can be found in our office and online at :

www.griffin-grays.co.uk

Terms and conditions apply. Energy Performance Certificates Are Available Upon Request.



4/6 Queensgate Centre, Orsett Road, Grays, Essex, RM17 5DF

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www.griffin-grays.co.uk