



# St. Thomas Road Spalding

**For sale**  
**£695 per**

\*\*\*\* UNDER APPLICATION \*\*\*\* - A recently refurbished two bedroom ground floor flat located close to local amenities & the town centre of Spalding. The property benefits from new flooring & decoration throughout. Comprising of: lounge, kitchen, two good sized bedrooms, bathroom & a rear garden.

Rent: £695 pcm  
Deposit: £600

DGG Property Management  
Welland Workspace  
10 Pinchbeck Rd, Spalding,  
Lincolnshire  
PE11 1QD



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>		
(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	

**important notice:** these particulars which have been produced with the greatest of care & attention and are only intended to give the purchaser a guide to the description of the property. they are prepared to comply with the property misdescription act 1991; however they are for guidance only and must not be relied on as a statement of fact. these particulars do not constitute an offer of contract. intended purchasers should satisfy themselves by inspection to the property and it's appliances, equipment and services as these have not been tested. draft details awaiting vendors approval.