



lighthouse lettings



£995 Per Calendar Month* fees apply

17 Church Street, Kirkby Cross, Kirkby-In-Ashfield, Nottinghamshire, NG17 8LA

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*** HOLDING FEE***

Lighthouse Estate Agents are pleased to offer this wonderful two bedroomed, one bathroom property featuring stylish and well thought out interiors, fitted kitchen with an enclosed rear garden. The property comprises of a welcoming fitted kitchen, reception lounge, utility room, two generous sized bedrooms and a family bathroom. To the rear is an enclosed rear garden and to the front off road parking. The property further benefits from Upvc double glazing throughout, new carpets and gas central heating. EPC D

ALL PROPERTIES ARE TAKEN AS SEEN and prospective tenants must make sure that they are happy with the particulars and condition of the property before applying for a property and entering into a tenancy agreement.

NOTE: PLEASE NOTE AN APPLICATION DOES NOT GUARANTEE AN OFFER OF A TENANCY

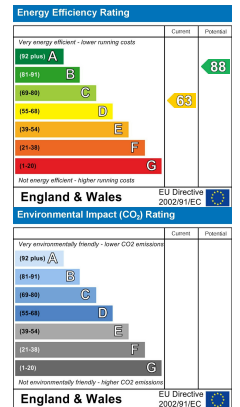
Disclaimer

Agents Disclaimer: Lighthouse Estate Agents & Lettings, their clients and employees 1: Are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. 2: Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Lighthouse Estate Agents & Lettings have not tested any services, equipment or facilities.

Credit References and Deposit

Prospective tenants will be required to complete a credit referencing application payable whether successful or not. Prior to taking occupation of the property you will be required to pay a deposit of 1½ times the monthly rent, the first months rent in advance and an administration fee.

Directions



Lighthouse Estate Agents Ltd.

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