



lighthouse lettings



£795 Per Calendar Month* fees apply

1 Garden Lane, Sutton-In-Ashfield, Nottinghamshire, NG17 4LF

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Lighthouse Estate Agents are pleased to offer this spacious three bedroomed property featuring impressively well thought out interior with an enclosed rear garden. The property comprises of a welcoming entrance hall, fitted kitchen, reception lounge, three generous sized bedrooms, a family bathroom. The property further benefits from Upvc double glazing gas central heating. Garden Lane offers easy access to many major road links including the A38 and is moments from many local shops and other amenities. EPC: E

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.

PLEASE NOTE; A HOLDING FEE OF £100.00 WILL BE TAKEN WHILST THE RIGHT TO RENT CREDIT CHECKS AND AFFORDABILITY CHECKS ARE CARRIED OUT. THE HOLDING FEE WILL THEN BE DEDUCTED FROM THE FIRST MONTHS RENT. IF THE CHECKS ARE NOT SUCCESSFUL THE FEE WILL BE RETURNED. IF A TENANT WITHDRAWS FROM THE APPLICATION THE FEE IS NON REFUNDABLE TO COVER COSTS. LIGHTHOUSE ESTATE AGENTS AND LETTINGS IS A MEMBER OF THE PROPERTY OMBUDSMAN : MEMBERSHIP NUMBER DO2304 ALL PROPERTY BONDS ARE SECURED AND HELD BY THE DEPOSIT PROTECTION SCHEME. BONDS FROM THE 1ST JUNE ARE A MAXIMUM OF FIVE WEEKS RENT

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

