

Lettings **ASTIN'S**

16 Kingfisher Drive

Whitby

North Yorkshire

YO22 4DY

This newly redecorated quarter house, located on the east side of Whitby is a must see! Set out over two floors, the property has a double bedroom and bathroom on the upper floor and a lounge and separate kitchen on the lower floor. This property boasts off street parking and garden. Offered on a six month Assured Shorthold Tenancy but will be on going there after if suitable to both parties.



£625 pcm

The Lettings People

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www.astin.co.uk

Lounge

13' 0" x 8' 11" (3.96m x 2.72m)

Kitchen

5' 10" x 6' 6" (1.78m x 1.98m)

Bedroom

13' 0" x 8' 2" (3.96m x 2.49m)

Bathroom

5' 10" x 5' 5" (1.78m x 1.65m)

Terms: A holding deposit per property of 1 week's rent will be charged on application.

This deposit will be deducted from the first month's rent should the application proceed.

The deposit may be withheld if the tenant decides not to proceed, fails the right to rent checks or provides false/misleading information.

The agent/landlord tries their best to obtain the required information and the tenant fails to provide it within 15 days.

Rent: £625 per month, exclusive of outgoings and payable in advance by bank standing order.

Deposit: £675

Application fees apply (non-refundable)

Council tax band

Services: All main services are connected.

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more efficient the home is and the lower the fuel bills will be. The environmental impact rating is a measure of this home's impact on the environment. The Full Energy Performance Report can be viewed upon request at the Agents Office.

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