



STEVENS PROPERTY
MANAGEMENT



Parsons Court, Parsons Halt, Louth

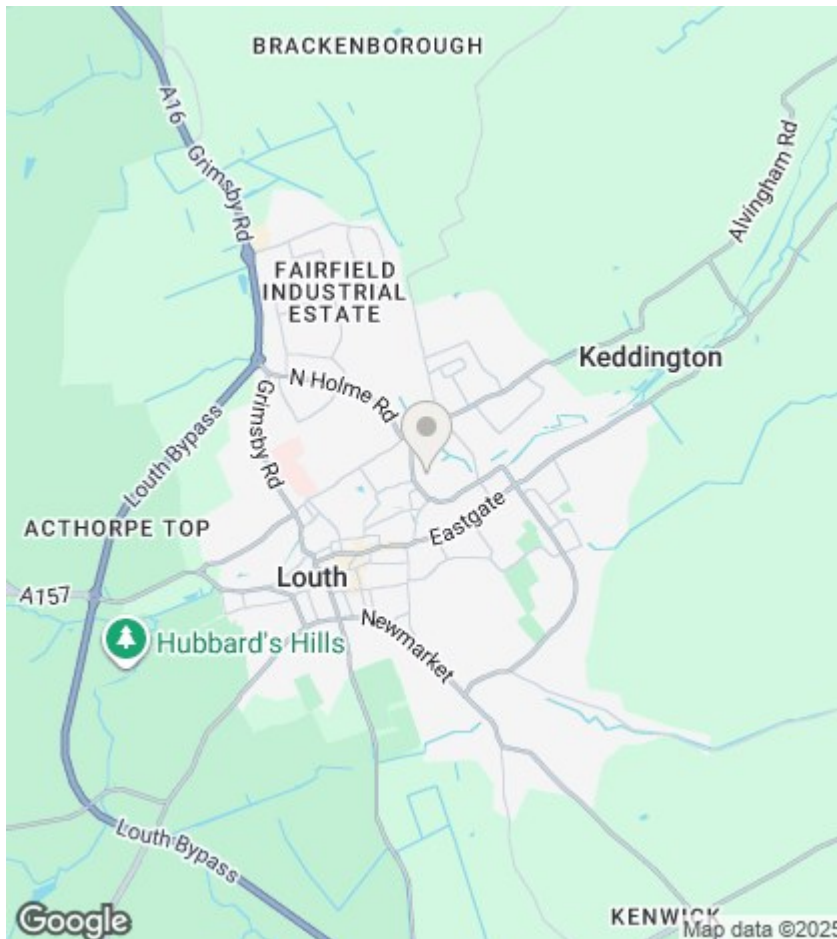
RENT £625 PCM DEPOSIT £720

COUNCIL TAX BAND A EPC 41

- Ground Floor Apartment
- En-Suite Shower Room
- Kitchen with some White Goods
- Standard and superfast broadband speed available at this property.
- Two Double Bedrooms
- Modern Throughout
- Electric room heaters, FTTC, mains drainage.

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A well presented, modern GROUND FLOOR APARTMENT located within walking distance to the town centre. Benefitting from TWO DOUBLE BEDROOMS (one bedroom with an ensuite shower room), bathroom, open plan kitchen/lounge with appliances including a cooker, fridge, washing machine & dryer.

Standard and superfast broadband speeds are available at this property with download speeds of 15MBPS and 80MBPS, upload speeds are 1MBPS and 20MBPS.

General information:

Holding Fee - A holding fee equivalent to one week's rent is required on submission of application prior to formal referencing.

More Property Information - If you would like any further specific information relating to this property please do not hesitate to email directly.

Pets Clause - No pets without express prior permission of the landlord, which shall not be unreasonably withheld.

Tenancy Length - Length of tenancy: minimum fixed term period 6 months, becoming a monthly contractual periodic tenancy thereafter. 12 month tenancies may be negotiable at the discretion of the applicant/landlord.

Tenant Protection - Tenant protection Stevens Property Management Ltd is a member of Property Mark Client Money Protection which is a client money protection scheme, and also a member of The Property Ombudsman which is a redress scheme. You can find out more details on the agent's website or by contacting the agent directly

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	41	41
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 	