



STEVENS PROPERTY  
MANAGEMENT



## Northgate Mews, Louth

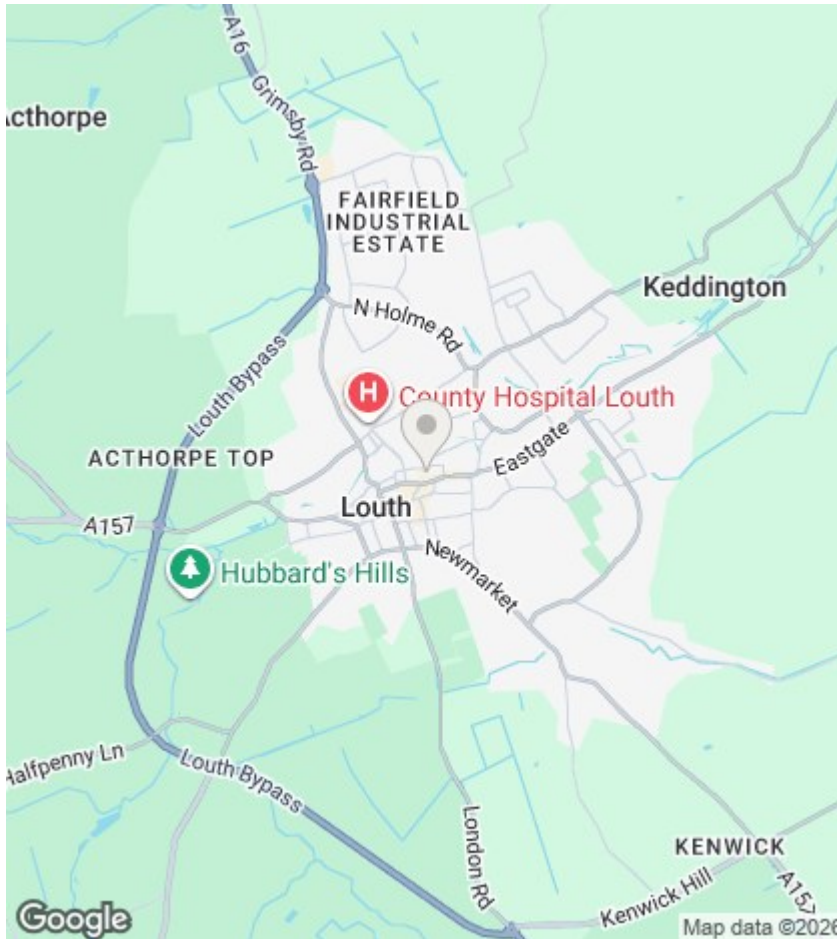
RENT £650 PCM DEPOSIT £745

COUNCIL TAX BAND A EPC 41

- Town House
- Open Plan Living Space
- Communal Courtyard
- Two Bedrooms
- Bathroom
- Town Centre Location

13 Cornmarket, Louth, Lincolnshire, LN11 9PY  
01507 605 721

[enquiries@stevenspropertymanagement.co.uk](mailto:enquiries@stevenspropertymanagement.co.uk)  
[www.stevenspropertymanagement.co.uk](http://www.stevenspropertymanagement.co.uk)



A quaint TOWNHOUSE built in a traditional style with MODERN FIXTURES AND FITTINGS. Comprising Open Plan Kitchen/Living area neutrally decorated with some white goods and cooker included. 2 Bedrooms, Bathroom (shower over bath). Communal courtyard. PERMIT PARKING AVAILABLE CLOSE BY.

According to Ofcom there is standard, superfast and ultrafast broadband speeds available at this property with download speeds of 17MBPS, 80MBPS and 10000MBPS. Upload speeds are as follows 1MBPS, 20MBPS and 10000MBPS



TOTAL FLOOR AREA: 687 sq.ft. (63.8 sq.m.) approx.  
 Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of plots, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown here are not shown to scale and are for illustrative purposes only. No liability is accepted for any error or omission.  
 Made with Metaphor 12/2025

## 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) <b>A</b>                          |                         |           |
| (81-91) <b>B</b>                            |                         |           |
| (69-80) <b>C</b>                            |                         |           |
| (55-68) <b>D</b>                            |                         |           |
| (39-54) <b>E</b>                            | 41                      | 55        |
| (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 |           |