



STEVENS PROPERTY
MANAGEMENT



Northgate, Louth

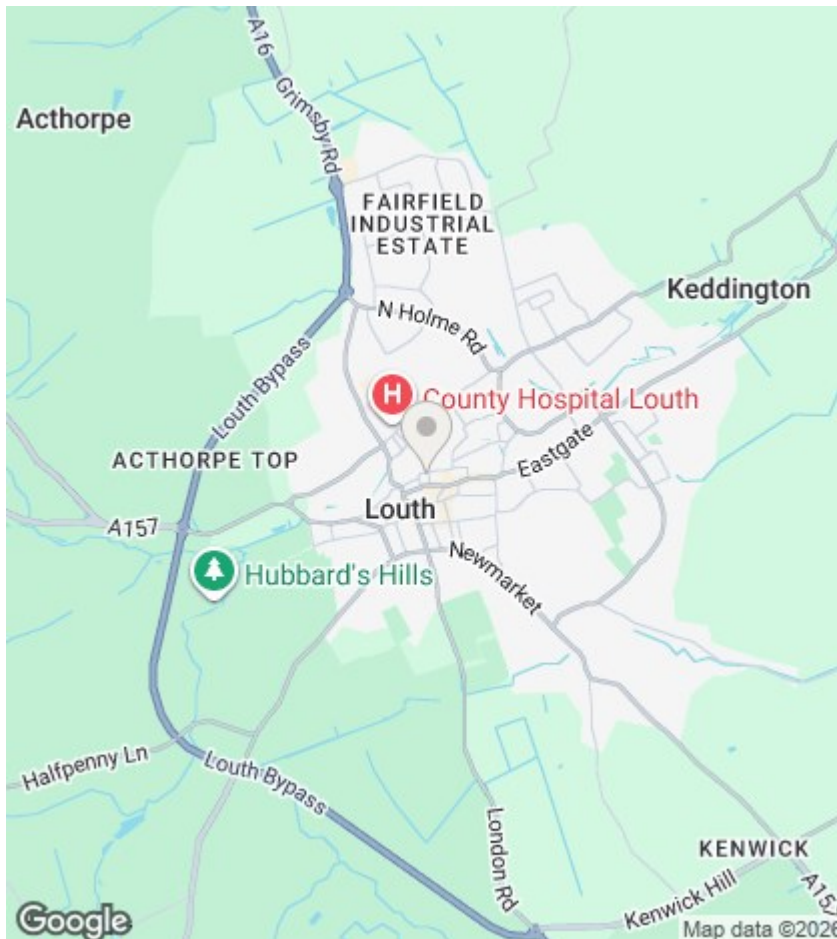
RENT £525 PCM DEPOSIT £605

COUNCIL TAX BAND A EPC 72

- Quirky Design
- Kitchen diner
- Small enclosed courtyard
- GCH, FTTC, MAINS DRAINAGE
- Double Bedroom
- Bathroom with roll top bath
- 1 Parking space
- Standard, superfast and ultrafast broadband speed available here

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QUIRKY AND QUAIN is this 1 bedroom Ground Floor Flat with Parking and a Courtyard. The current design incorporates 1 double Bedroom, Bathroom (with Rolltop bath), Open Plan cottage style Living/ Kitchen, Walled Courtyard and Parking. EPC Rating C, Council Tax band A.

According to Ofcom standard, superfast and ultrafast broadband speeds are available at this property with download speeds of 19MBPS, 80MBPS and 10000MBPS and upload speeds of 1MBPS, 20MBPS and 10000MBPS.

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	72	79
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	