



STEVENS PROPERTY
MANAGEMENT



High Street, Sutton On Sea

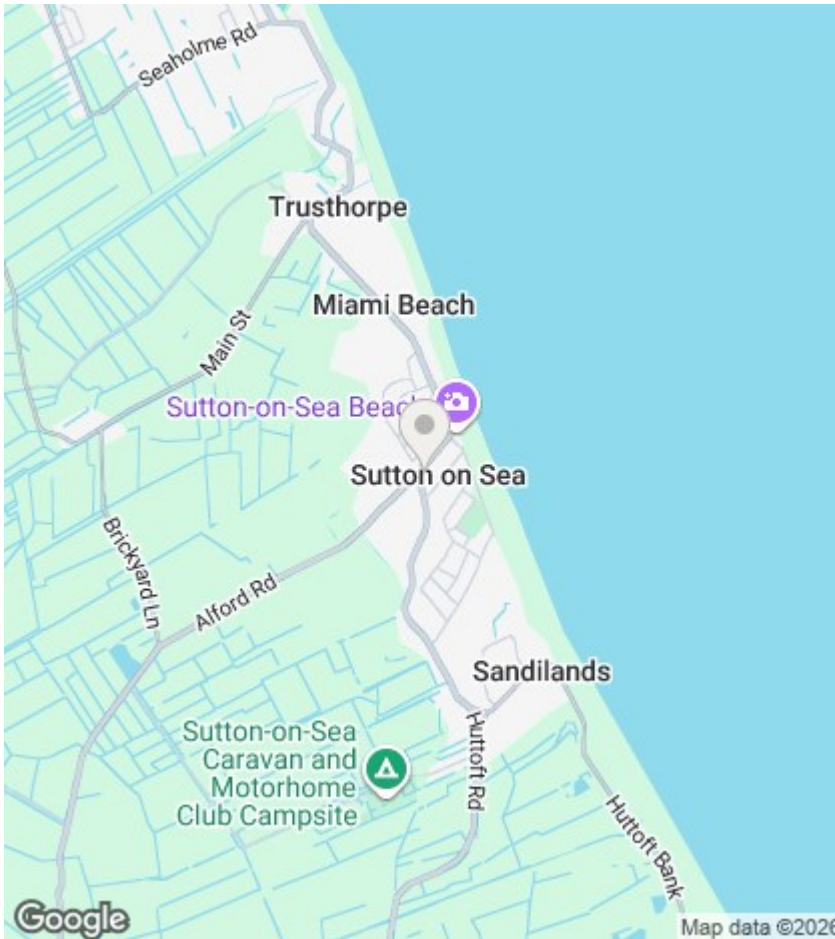
RENT £695 Per Calendar Month DEPOSIT £795

COUNCIL TAX BAND A EPC 79

- NEWLY RENOVATED
- MODERN & NEUTRAL FINISH
- WET ROOM
- COUNCIL TAX BAND A
- POPULAR SEASIDE TOWN
- UTILITY ROOM
- 2 RECEPTION ROOMS
- EPC RATING C

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A FANTASTIC OPPORTUNITY to rent a FULLY RENOVATED first floor flat in the heart of the coastal town of Sutton on Sea, just a short walk from the beach and amenities. Upgraded throughout, the property comprises all new fixtures & fittings and the accommodation offers Kitchen, Utility area, 2 reception rooms, 2 double bedrooms and a Shower Room. Access via the rear staircase, no outside space or Parking. Gas Central Heating. Council Tax Band A, EPC Rating 79C

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	79	80
(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 	