



STEVENS PROPERTY
MANAGEMENT



Warren Road, North Somercotes

RENT £650 PCM DEPOSIT £745

COUNCIL TAX BAND A EPC 56

- Semi-Detached Bungalow
- Cosy Living room
- Bathroom with shower over the bath
- Driveway
- Kitchen
- 2 Double bedrooms
- Generous sized garden
- Standard and Ultrafast broadband speeds available at this property.

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This SEMI DETACHED BUNGALOW offers modern accommodation including an open plan kitchen/diner and living room with a log burner, two double bedrooms, a bathroom with a shower over the bath, a well maintained garden and a driveway.

According to Ofcom there is standard and ultrafast broadband speeds available at this property with download speeds of 30MBPS and 1000MBPS. Upload speeds are as followed 2MBPS and 1000MBPS.

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		85
(81-91) B		
(69-80) C		
(55-68) D	56	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 	