



STEVENS PROPERTY
MANAGEMENT



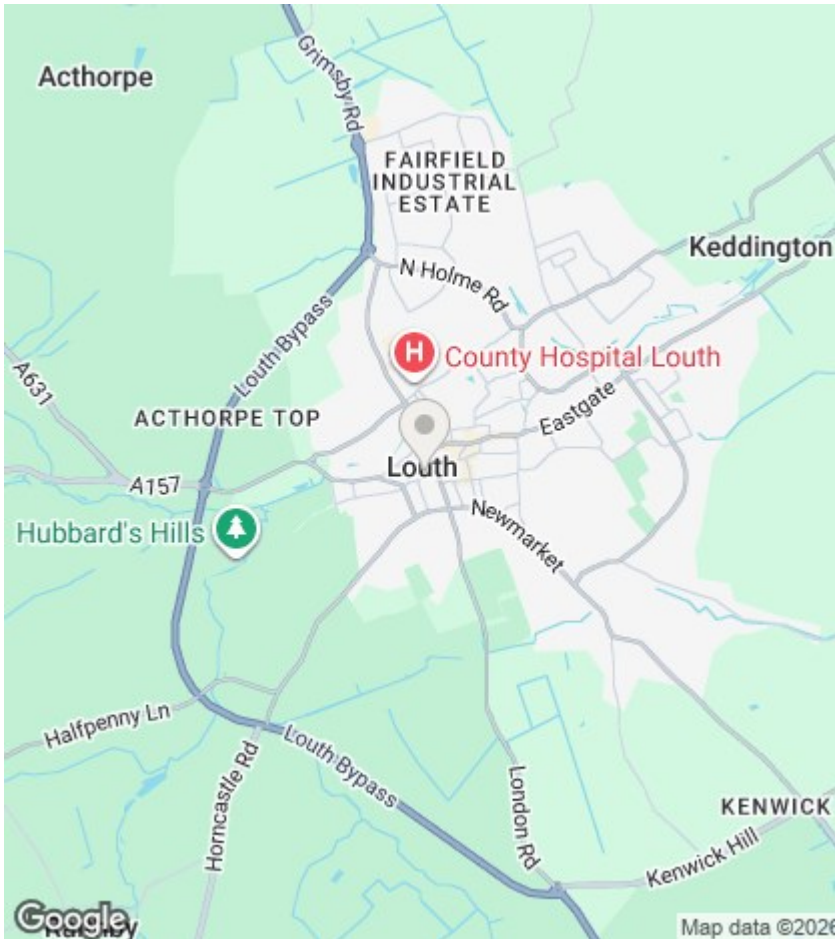
Church Close, Louth

RENT £700 PCM DEPOSIT £800
COUNCIL TAX BAND A EPC 68

- Louth town center maisonette
- Large living room
- Shower room
- Accessible by a metal staircase.
- Kitchen/diner with appliances included
- 2 Double bedrooms
- GCH, mains drainage, FTTC
- Standard, superfast and ultrafast broadband speeds available at this property.

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A stones through away from local amenities, is this maisonette (accessible by a metal staircase) located in the town center of Louth. The property boasts of an entrance hall, kitchen/diner with appliances included, a large living room, 2 double bedrooms and a shower room. Council tax band A and EPC rating is 68D

According to Ofcom there is standard, superfast and ultrafast broadband speeds available at this property with download speeds of 19MBPS, 20MBPS and 2000MBPS, upload speeds of 1MBPS, 20MBS and 2000MBPS.

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	68	77
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 