

Buy. Sell. **Rent.** Let.

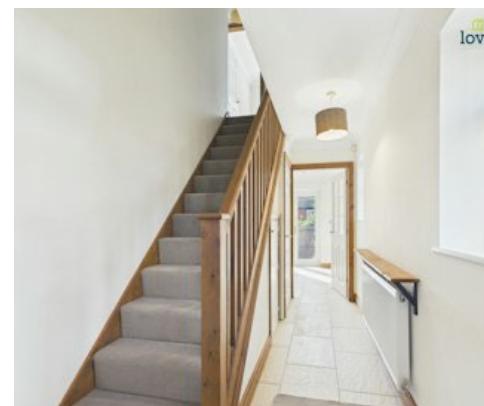


Park Avenue, Barton-upon-Humber



When it comes to
property it must be


lovelle



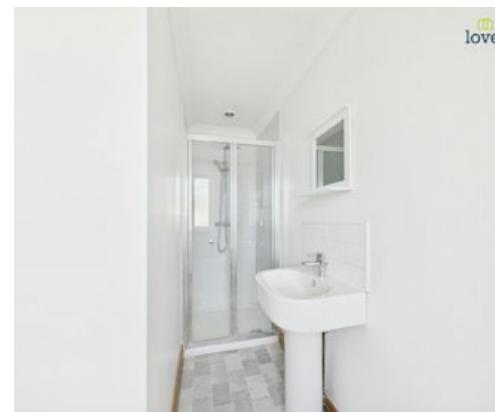
£1,200 PCM



A well presented modern detached house in Barton-upon-Humber, offering three bedrooms, two bathrooms, a lounge, kitchen diner, utility room and private garden. Includes garage, driveway and gas central heating.

Key Features

- Modern Detached House
- Popular Residential Location
- Well Presented Throughout
- Entrance Hall, WC, Lounge
- Kitchen Diner, Utility Room
- 3 Bedrooms, Ensuite & Bathroom
- Gardens, Garage & Driveway
- EPC rating TBC





A well presented modern detached house in Barton-upon-Humber, offering three bedrooms, two bathrooms, a lounge, kitchen diner, utility room and private garden. Includes garage, driveway and gas central heating.

Once you have viewed a property and decided that you would like to proceed with an application to rent, you may complete an Application form which will provide full details of the application process including fees, referencing procedures, and other information relating to the proposed tenancy and property.

Please note the fees applicable for this Property are as follows:

£1200.00 - Rent in advance

£1384.00 - Deposit

(THERE WILL BE NO OTHER ASSOCIATED COSTS SHOULD THE APPLICATION BE SUCCESSFUL).

All applications are subject to contract and satisfactory references and we reserve the right to decline an application.

We are a member of The Property Redress Scheme. Membership Number: PRS027609
We are a member of The Tenancy Deposit Scheme. Membership Number: G13504

Location

Barton-upon-Humber is a charming and well-connected market town situated on the south bank of the Humber Estuary. Offering a wonderful blend of traditional character and modern convenience, the town provides a welcoming community atmosphere with a range of independent shops, cafés, pubs and local amenities.

The area is well served by schools, parks and leisure facilities, while its attractive riverside setting and surrounding countryside provide plenty of opportunities for walking and outdoor pursuits. With excellent road links via the Humber Bridge, Barton-upon-Humber is ideally placed for commuting to Hull, Grimsby and the wider region.

Combining a relaxed town lifestyle with convenient access to larger centres, Barton-upon-Humber is an appealing choice for families, professionals and those looking to enjoy the best of town and countryside living.



Approximate total area⁽¹⁾
862 ft²
80.2 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



When it comes to **property**
it must be

lovelle

01673 844069

lincoln@lovelle.co.uk

