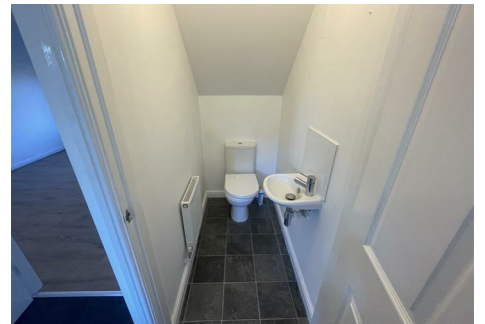




STEVENS PROPERTY  
MANAGEMENT



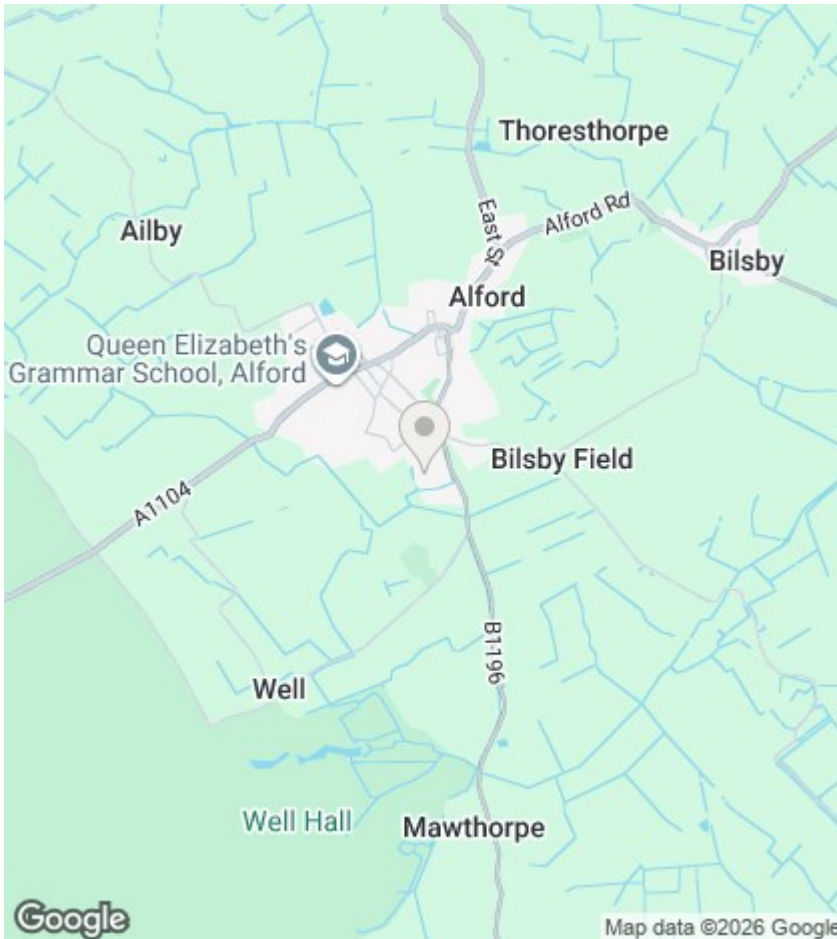
## Hazel Walk, Alford

RENT £650 PCM DEPOSIT £750  
COUNCIL TAX BAND A EPC 77

- Allocated Parking
- Modern throughout
- Rear Garden
- Gas Central Heating
- Close to amenities
- Freshly decorated
- Two Double Bedrooms
- EPC Band B

13 Cornmarket, Louth, Lincolnshire, LN11 9PY  
01507 605 721

enquiries@stevenspropertymanagement.co.uk  
www.stevenspropertymanagement.co.uk



A MODERN AND EFFICIENT semi-detached 2 Bedroom house within easy reach of Alford's amenities. Comprises Kitchen/Diner, Downstairs WC, Living Room, 2 DOUBLE Bedrooms, Bathroom with shower above the bath and GAS CENTRAL HEATING. The property includes ONE ALLOCATED PARKING SPACE. EPC 82B

THIS PROPERTY IS NOT AVAILABLE UNTIL AFTER THE 6TH AUGUST 2026

According to Ofcom there is standard, superfast and ultrafast broadband speeds available at this property with download speeds of 16MBPS, 76MBPS, 1000MBPS, and upload speeds of 1MBPS, 17MBPS, 100MBPS.



TOTAL FLOOR AREA: 608 sq ft (56.4 sq m) approx.  
These floor plans are not intended to be used for the purpose of a mortgage application. They are provided for information only and do not constitute an offer of any financial product. The actual floor area may vary slightly from the figures shown. The floor area is measured in accordance with the Royal Institution of Chartered Surveyors (RICS) floor area measurement standard.

### 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

