



Cromwell Court | Eynesbury | St. Neots | PE19 2NZ

Rent £875 pcm

- First Floor Apartment
- One Bedroom
- Electric Heating
- Modern Fitted Shower Room
- Modern Fitted Kitchen
- Unfurnished
- Allocated Parking
- Council Tax Band 'A'
- EPC Rating 'D'
- Available Early May 2026

FAQ's
Council Tax Band: A
Pets: Not Allowed
Smoking: Not Allowed

Application Process
Holding Deposit
We require a holding deposit equal to 1 weeks rent whilst undertaking the necessary checks subject to the "deadline for agreement" which is usually 15 days after we receive the holding deposit. The deadline is when the Landlord can accept or decline the tenancy. The holding deposit will be refunded in the event of the Landlord dedining. We will retain the holding deposit if, for any reason, false or misleading information is given that affects the decision to let the property to you, you fail the "Referending," you withdraw from the agreement or you fail to take all reasonable steps to enter into the agreement. Where we retain the holding deposit, we will set out, in writing, our reasons for doing so within 7 days.

Deposit
The deposit is equal to 5 weeks rent.

Tenant Fees
Changes to the Tenancy Agreement - **£50 inc VAT**
Standard Door Key Replacement - **£10 inc VAT**
Specialist Door Key Replacement - **£20 - £50 inc VAT**
Fob Replacement - **£50 inc VAT**

ENTRANCE HALLWAY Doors To Utility Cupboard: Housing Water Tank and Washing Machine (The Washing Machine can be purchased for a fee from the Landlord): Bathroom: Lounge and Bedroom.

BATHROOM Modern fitted Bathroom with: Double Shower Cubicle: Toilet: Wash Hand Basin: Heated Towel Radiator: Extraction.

BEDROOM 11' 09" x 09' 06" (3.58m x 2.9m) Window to Front: Fitted Wardrobe with Storage Units: Electric Heater.

LOUNGE 12' 06" x 09' 06" (3.81m x 2.9m) Two windows to Front: Electric Heater: Door to Kitchen.

KITCHEN Modern Fitted Kitchen: Window to Front: Electric Hob and Oven: Free Standing Fridge and Freezer (Fridge and Freezer can be purchased from the Landlord). Wall Mounted Heater.

PARKING There is one allocated parking space to the rear of the property.

