



Beevor Court | Sapley | Huntingdon | PE28 2GA

Rent £1,150 pcm

- Modern Apartment
- Two Bedrooms
- En-Suite Shower Room
- Integrated Appliances
- Close to Local Amenities
- Gas Central Heating
- EPC Rating C
- Council Tax Band A
- Allocated Parking
- Available NOW

FAQ's

Council Tax Band: A

Pets: Considered

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 declining. 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 "Referencing," 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

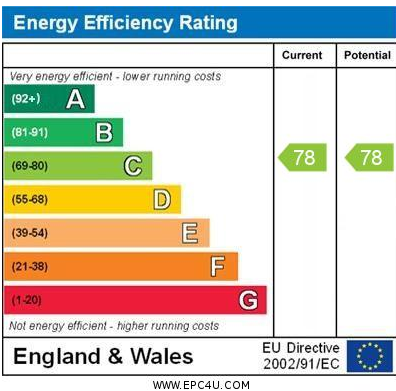
Changes to the Tenancy Agreement - **£50 inc VAT**

Standard Door Key Replacement - **£10 inc VAT**

Specialist Door Key Replacement - **£20 - £50 inc VAT**

Fob Replacement -

£50 inc VAT



ENTRANCE HALL LVT Flooring: Intercom Phone: Electricity Meter: Door to Storage Cupboard: Bathroom: Bedrooms: Living Space.

LOUNGE/DINER 15' 10" x 10' 00" (4.83m x 3.05m) Double Door Entrance: LVT Flooring: Front Aspect Window with Venetian Blinds: Gas Radiator: Corner Wall Mounted TV Bracket.

KITCHEN 7' 11" x 7' 05" (2.41m x 2.26m) Modern Fitted Kitchen: Marble Effect Tiled Flooring: Integrated Appliances - Dishwasher, Washer/Dryer, Under Counter Fridge with Small Freezer: Boiler Housed In Kitchen: Electric Fan Assist Oven and Induction Hob: Fitted Extractor Unit: Front Aspect Window with Venetian Blind.

MASTER BEDROOM 13' 06" x 9' 05" (4.11m x 2.87m) Master Bedroom: LVT Flooring: Ikea Freestanding Pax Wardrobe and Dresser: Rear Aspect Window with Venetian Blind: Corner TV Bracket: Gas Radiators: Entrance To En-Suite.

EN-SUITE SHOWER ROOM 6' 00" x 5' 03" (1.83m x 1.6m) Modern Shower Room: Fully Tiled: LED Mirror: Built In Under Sink Storage: Chrome Towel Radiator: Dual Shower Heads - Rainfall and Hand Held: Obscured Window to Rear with Venetian Blind.

BEDROOM TWO 10' 01" x 8' 06" (3.07m x 2.59m) LVT Flooring: Front Aspect Window with Venetian Blind: Built in Wardrobe: Gas Radiator.

MAIN BATHROOM 5' 06" x 5' 02" (1.68m x 1.57m) Modern Three Piece Suite with Hand Held Shower Attachment: Fully Tiled: Full Height Chrome Towel Radiator: Built in Under Sink Storage: LED Mirror.

PARKING One Allocated Parking Space. Ample Visitor Parking.

AGENT DETAILS Client Money Protection Scheme: safeagent Redress Scheme: The Property Ombudsman Agent Fees can be found on our website - harveyrobinson.co.uk

