



STEVENS PROPERTY
MANAGEMENT



Goodwood Close, Louth

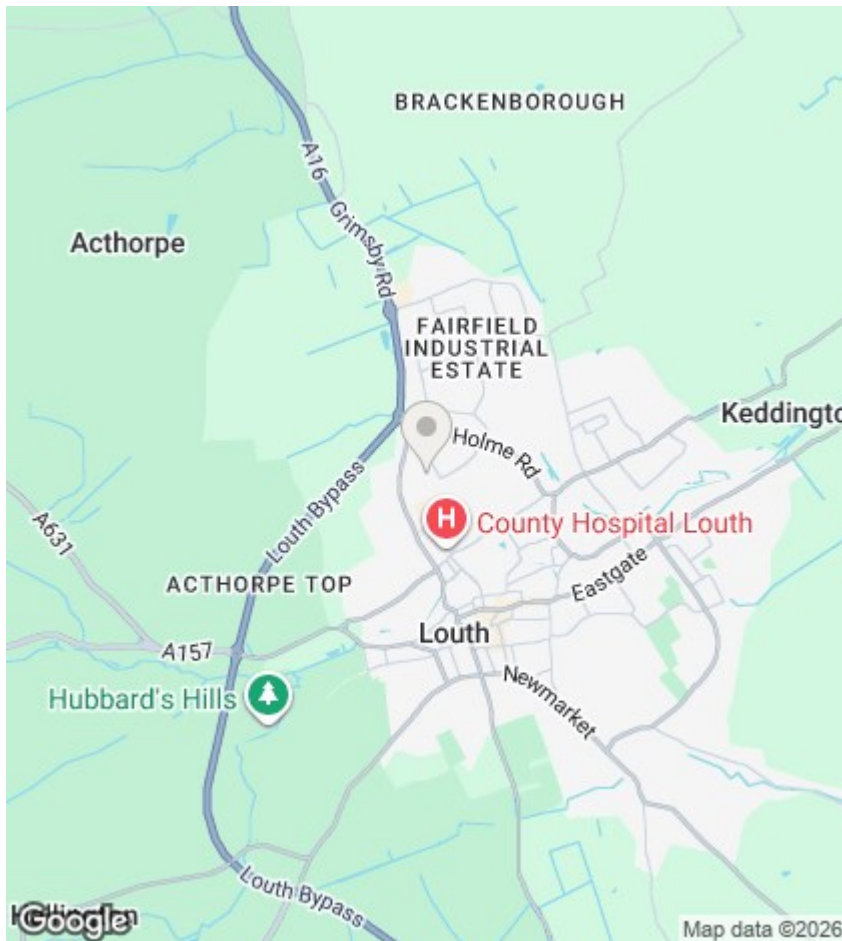
RENT £850 Per Calendar Month DEPOSIT £980

COUNCIL TAX BAND A EPC 69

- 3 Bedroom Semi Detached House
- Large Corner Plot
- Residential location
- Standard and Superfast broadband speeds available here.
- Newly renovated and styled in modern decor throughout
- Double Driveway and Garage
- FTTC, GCH, Mains Drainage

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

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



Nestled in the residential housing estate of Goodwood Close, Louth, this charming three-bedroom semi-detached house offers a perfect blend of modern living and outdoor space. Set on a generous corner plot, the property has been thoughtfully renovated and styled to create a welcoming home.

Briefly comprising of Utility Room, Open Plan Living Dining Room, Kitchen, 3 Bedrooms, Modern Bathroom (shower over bath), double driveway, paved garden and garage. This property is perfect for those looking for a family-friendly environment, while still being close to local amenities and transport links.

There are Standard and Superfast broadband speeds available at this property, with download speeds of 12MBPS and 44MBPS and upload speeds of 1MBPS and 10MBPS.

PLEASE NOTE THIS PROPERTY IS NOT AVAILABLE UNTILL THE 17TH JULY.

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		82
(69-80) C	69	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 	