HARVEY ROBINSON

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George Street | Huntingdon | PE29 3AD

Rent £1,050 pcm

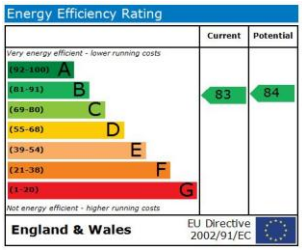
- Town Centre Apartment
- Two Bedrooms
- Open Plan Lounge/Kitchen
- Ensuite to Master Bedroom
- Gas Central Heating
- Unfurnished
- Allocated Parking
- Council Tax Band A
- EPC Rating C
- Available January

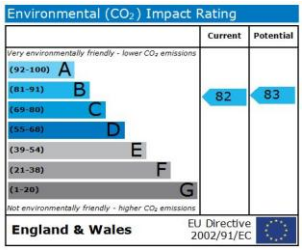
FAQ's
Council Tax Band: A
Smoking: Not Allowed

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 Doors leading to all other rooms.

LOUNGE 19' 7" x 14' 5" (5.97m x 4.39m) Open Plan Living Space into Kitchen: Windows to Rear: Radiator.

KITCHEN Window to Front: Open Plan Living Space into Kitchen: Integrated Appliances including Dishwasher and Washer/Dryer.

MASTER BEDROOM 12' 8" x 10' 7" (3.86m x 3.23m) Velux Window: Fitted Wardrobe: Radiator.

ENSUITE Velux Window: Walk In Shower: WC: Hand Wash Basin: Heated Towel Radiator.

BEDROOM TWO 9' 9" x 9' 6" (2.97m x 2.9m) Velux Window: Radiator.

BATHROOM Window to Front: Bath: Sink: WC: Heated Towel Rail.

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



