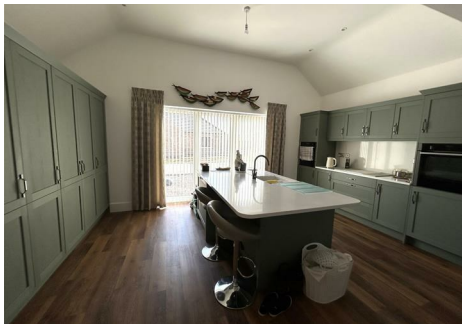




STEVENS PROPERTY  
MANAGEMENT



## Poors End, Grainthorpe

RENT £1,650 Per Month DEPOSIT £1,900

COUNCIL TAX BAND D EPC 79

- Detached Bungalow
- Kitchen with integrated fridge freezer, dishwasher, oven, microwave and hob
- Family bathroom
- Garage
- Standard, superfast and ultrafast broadband speeds available at this property.
- 3 well appointed bedrooms one with ensuite
- Large living room
- Utility room with WC
- Rear gardens

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Tucked away in the popular rural village of Grainthorpe is this modern detached bungalow. This bungalow welcomes you into a spacious entrance hall way, following through to a large utility room which has plumbing for a washing machine, place for a tumble dryer and WC which makes this a great space for everyday living.

The kitchen/living room gives this bungalow its luxurious finish, it features an oven, microwave, hob, dishwasher, fridge and freezer and large patio doors leading to the garden. The three well appointed bedrooms are through a separate hallway making them feel separate from the busy kitchen. The master bedroom comprises of a shower ensuite and a further two ample bedrooms. The four piece family bathroom is also an eye-catching component to this stunning bungalow. The garage attached is a bonus to this bungalow which is perfect for storage.

According to Ofcom there is standard, superfast and ultrafast broadband speeds available at this property with download speeds of 8MBPS, 80MBPS and 1800MBPS. Upload speeds are as followed 0.9MBPS, 20MBPS and 220MBPS.

## 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

