



## Flat 4 101 High Street, Ramsey, Huntingdon, Cambridgeshire, PE26 1BZ

£775 Per annum



This development has been recently refurbished to create nine beautifully decorated, fully furnished flats, located in Ramsey—a charming market town just nine miles north of Huntingdon.

Each apartment features a spacious open-plan living area, thoughtfully designed to include a modern fitted kitchen, comfortable lounge, and dedicated dining space. The interiors are finished with matching furniture throughout, creating a cohesive style from the kitchen and living area through to the double bedroom, which benefits from its own en-suite bathroom.

To the rear of the property, each flat is allocated one small parking space. In addition, free street parking is available along the High Street directly in front of the building.

For mobile phone coverage, we recommend checking the Ofcom availability checker for this area. Please note that bills are not included in the rent. Electricity and broadband are payable by the tenant and will be recharged by the landlord.

Contact OpenArch today to reserve your flat.



### Disclaimer

Permitted charges in accordance with the Tenant Fee Act 2019

For Assured Shorthold Tenancies

Holding Fee: equal to 1 weeks rent

Deposit: equal to 5 weeks rent if annual rent is less than £50,000 or equal to 6 weeks rent where the total annual rent is more than £50,000

Tenancy Agreement update (during the term): £50

Interest on late rent (more than 14 days overdue): 3% over the Bank of England base rate

For Non-Housing Act Tenancies:

Application Fee: £375

Renewal/Extension Fee: £175

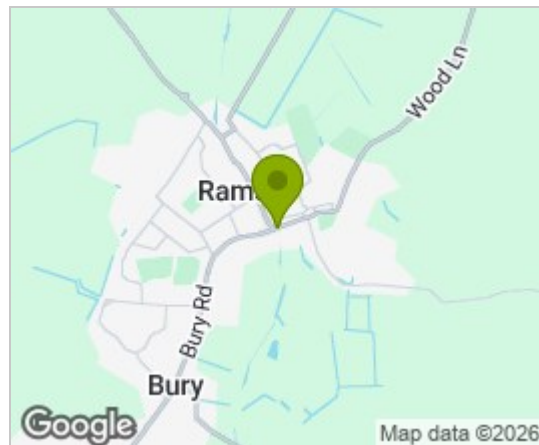
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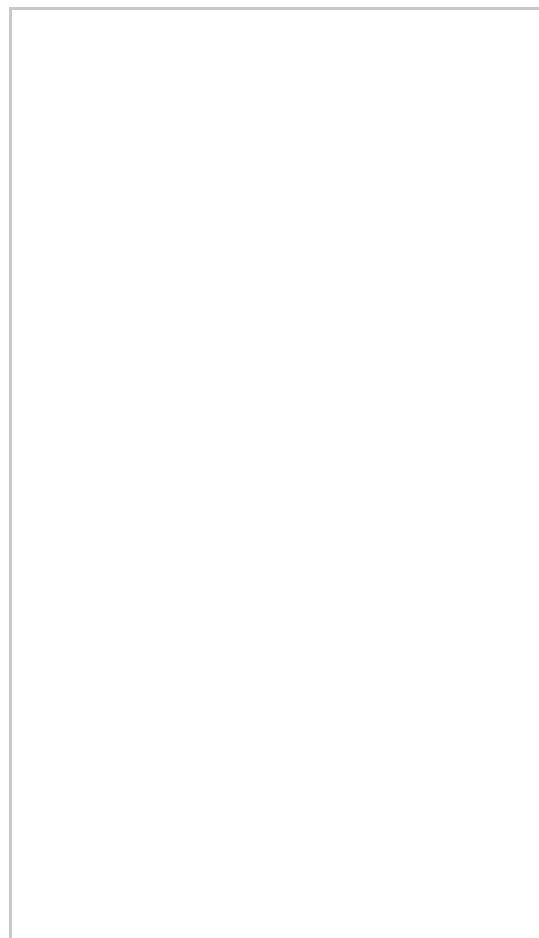
Property Redress Scheme:

Member No: PRS009663

### Area Map



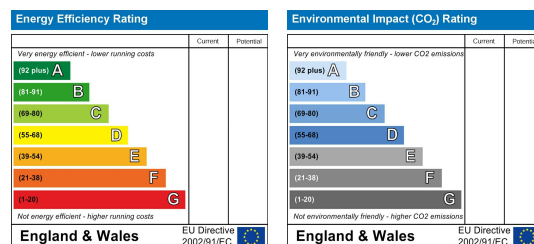
### Floor Plans



### Credit References and Deposit

Prospective tenants will be required to complete a credit referencing application payable whether successful or not. Prior to taking occupation of the property you will be required to pay a deposit of 1½ times the monthly rent, the first months rent in advance and an administration fee.

### Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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