



STEVENS PROPERTY
MANAGEMENT



School Lane, North Somercotes, Louth

RENT £800 PCM DEPOSIT £920

COUNCIL TAX BAND C EPC 56

- 2 Bedroom Detached Bungalow
- Living room
- Private driveway
- Oil central heating
- Kitchen
- Wraparound Garden
- Conservatory
- Standard, superfast and ultrafast broadband speeds available at this property.

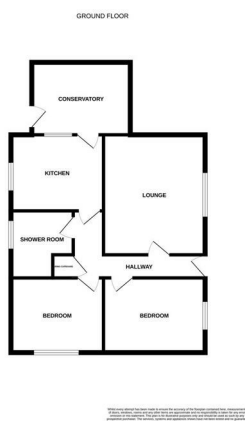
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A detached bungalow ideally situated in a wraparound plot in the village of North Somercotes. The property boasts a Kitchen, Living Room, 2 Bedrooms and shower room. EPC 43 and Council Tax Band B.

According to Ofcom there is Standard, superfast and ultrafast broadband speeds available at this property with download speeds of 16MBPS, 45MBPS and 1000MBPS. Upload speeds of 1MBPS, 8MBPS and 1000MBPS



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		85
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	56	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC 