



RENT £1,900 Per Month DEPOSIT £2,192

9 Cliffe Crest, Horbury, Wakefield, WF4 6NL

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Accommodation

On the ground floor, the property comprises of an entrance hallway, downstairs w.c., a study with internal garage access, a fitted kitchen with oven hob and fridge freezer, a separate utility room, two good size reception rooms and a conservatory.

On the first floor are four bedrooms, two of which are large doubles with one having an en-suite shower room as well as a family bathroom.

Outside to the front is a driveway and a large garage, whilst to the rear is a well maintained enclosed garden.

Council Tax Band F

Deposit £2192

Application and Payments

Once you have decided to apply for a Property we will give you a Pre-Application Form to be completed before passing your details over to our referencing company Rightmove Referencing. The pre-Application Terms explain in more detail the Consents requested from Applicants, Payments due from Tenants, the Process involved and the Main Points of a proposed Tenancy. You can also view our Application Terms by visiting our website.

PAYMENTS

Following the introduction of the Tenant Fees Act 2019, Landlords and Letting Agents can only require Tenants to pay "permitted payments". These payments include the rent for the property, a Tenants Deposit (held against damage or default) a Tenants Holding Deposit and specified other payments and charges. These are listed on our website noted above and are set out in more detail in our Application Terms.

TENANTS PROTECTION INFORMATION

Richard Kendall Estate Agent Ltd is a member of CMP Propertymark, Scheme Ref:C0124400, which is a client money protection scheme, and also a member of Property Ombudsman Scheme Ref: N3734, which is a redress scheme. You can find out more details on our website noted above or by contacting us by telephone.

