



7 Canterbury House | Deal Close | Huntingdon | PE29 7HY

Rent £895 pcm

- Two Bedroom Apartment
- First Floor
- Kitchen with Washing Machine
- Gas Central Heating
- Parking Area
- Outside Storage Cupboard
- EPC Rating C
- Initial 6 Month Contract
- Council Tax Band 'A'
- Available Early November

FAQ's

Council Tax Band: A
 Pets: Not Allowed
 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 HALLWAY Doors to Bathroom: Two Bedrooms and Lounge: Storage Cupboard Housing Boiler: Additional Three Storage Cupboards.

BEDROOM ONE 14' 10" x 10' 10" (4.52m x 3.3m) Window to Front: Radiator.

BEDROOM TWO 10' 11" x 07' 06" (3.33m x 2.29m) Window to Front: Radiator.

LOUNGE 16' 05" x 10' 05" (5m x 3.18m) Window to Front: Radiator: Door to Kitchen

KITCHEN Modern Fitted Kitchen: Window to Rear: Appliances include: Electric Cooker: Washing Machine: Space for Fridge/Freezer.

BATHROOM Modern Fitted Suite: Shower Over Bath: Wash Hand Basin: Toilet: Heated Towel Radiator: Window to Rear.

OUTSIDE STORAGE CUPBOARDS There is an Outside Storage Cupboard on Flat Level with Additional Downstairs Storage Cupboard.

