



St Andrews Court | Sayer Street | Huntingdon | PE29 3HA

Rent £850 pcm

- First Floor Apartment
- One Bedroom
- Some Kitchen Appliances Included
- All Electric
- Walking Distance to Town
- Initial 6 Months Contract
- EPC Rating 'D'
- Council Tax Band 'A'
- Unfurnished
- Available NOW

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 Bedroom: Lounge: Kitchen:
 Bathroom: Storage Cupboard Housing Boiler.

BEDROOM 10' 00" x 09' 03" (3.05m x 2.82m) Window to Front: Wall Mounted Electric Heater: Storage Cupboard.

LOUNGE 15' 05" x 10' 00" (4.7m x 3.05m) Two Windows to Front: Wall Mounted Electric Heater.

KITCHEN 08' 00" x 07' 03" (2.44m x 2.21m) Modern Fitted Kitchen: Window to Side: Free Standing Washing Machine: Space for Fridge Freezer: Electric Oven and Hob.

BATHROOM White Suite: Shower Over Bath: Wash Hand Basin: Toilet.

PARKING One Allocated Parking Space.

