



£825 Monthly

Main Road, Morton, Morton, DE55

Semi-Detached House | 3 Bedrooms | 1 Bathroom

01773 832355

DERBYSHIRE
PROPERTIES
SALES • LETTINGS • HOLIDAY LETS

www.derbyshireproperties.com



Step Inside

Property Description

Traditional style three bedroomed property with the benefit of a detached garage, having gas central heating and recently replaced uPVC double glazed windows. Viewing recommended

Main Particulars

Derbyshire Properties are delighted to offer to the rental market this Traditional style property which has the added benefit of a DETACHED GARAGE. The property has the benefit of majority replacement uPVC double glazed windows and has gas central heating. The accommodation which is generous in size comprises; entrance lobby, ground floor bathroom and fitted kitchen with built in oven, hob and extractor. Dining Room and lounge. On the first floor there are three good sized Bedrooms two of which are linked, & upstairs toilet. Outside; the property has a good sized rear garden plus the added benefit of a detached garage to provide off road parking. As Agents' we would strongly advise an early inspection to avoid disappointment.

Available immediately subject to satisfactory referencing.

The property is offered on an Assured Shorthold Tenancy, on the basis of an initial six month term renewable thereafter for the successful applicant. Holding deposit: Equal to one weeks rent of £190.00 This will be withheld if any relevant person, including any guarantor, withdraw from the tenancy, fail a Right-to-Rent check, provide materially significant false or misleading information, or fail to sign their tenancy agreement and / or Deed of Guarantee within 15 calendar days (or other Deadline for Agreement as mutually agreed in writing. Security Deposit: £950.00 Equal to Five weeks rent of this covers damage or defaults on the part of the tenant during the tenancy. The deposit will be registered with The Deposit Protection Service (DPS) Unpaid Rent: Interest at 3% above the Bank of England Base Rate from Rent Due Date until paid in order to pursue non-payment of rent. Please note: This will not be levied until the rent is more than 14 days in arrears. Lost Key(s) or other Security Device(s): Tenants are liable to the cost of replacing any lost key(s) or other security device(s). If the loss results in locks needing to be changed, the actual costs of a locksmith, new lock and replacement keys for the tenant, landlord and any other persons requiring keys will be charged to the tenant. Variation of Contract (Tenants Request): £50 (inc VAT) per agreed variation. To cover the costs associated with taking landlords instructions as well as the preparation and execution of new legal documents. Derbyshire Properties Estate Agents Limited are members of Client Money Protect Limited Membership no.CMP004627 and The Property Ombudsman Membership no.D11026.



Telephone: 01773 832355



www.derbyshireproperties.com