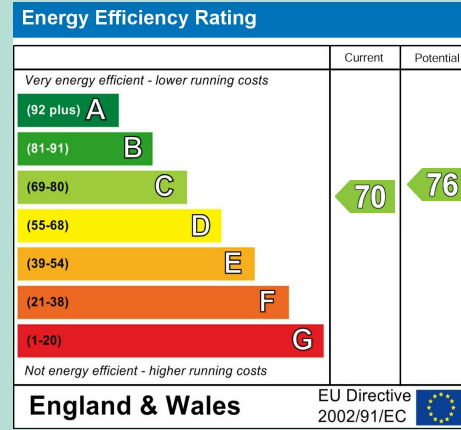


Tenure:
Council Tax Band: A
EPC Rating: C
Local Authority: East Suffolk Council



£650 Per
Per Calendar Month

MORE IMAGES
COMING SOON!



Cleveland Road
Lowestoft, NR33 0BN

Paul Hubbard Estate Agents
178-180 London Road South
Lowestoft
Suffolk
NR33 0BB

Contact Us
www.paulhubbardonline.com
01502 531218
info@paulhubbardonline.com

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements



* Please contact Paul Hubbard Estate Agents for all enquiries.**

COMMUNAL ENTRANCE

cupboard comprising gas and electricity meters, door to basement with access door to private enclosed garden.

ENTRANCE HALL

fitted carpet

LOUNGE

Bay window, fitted carpet, radiator

BEDROOM

window to rear, fitted carpet, radiator

DINING ROOM

fitted carpet, radiator, window to side aspect, recessed storage cupboard, door to:

KITCHEN

range of base units, space for electric cooker, spaces for under counter appliances, laminate worktop, combination boiler.

BATHROOM

cased bath, low level w.c., pedestal wash basin, vinyl floor, window.

APPLICATION PROCESS

APPLICATION: If you are interested in applying for this property after a viewing there is a simple process

- 1) Submit an application form to the office
- 2) Upon successful application you will be asked to pay your holding deposit (equivalent to 1 weeks rent).
- 3) Once references pass you will be asked to pay your security deposit.
- 4) Upon execution of your tenancy we will request your rent.

AFFORDABILITY: In order to meet the affordability criteria for this property, potential tenants must have an income of 2.5 x the monthly rent (this can be a combined income if more than 1 tenant)

DEPOSIT: usually equivalent to 5 weeks' rent.

GUARANTOR: A guarantor will be required if your earnings don't match affordability or you are lacking a previous landlord reference or if you have had bad credit.

Your guarantor must have an income of 3x the monthly rent.