



LINGMOOR RISE, KENDAL.

RENT PCM: £995

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The Property

A semi-detached, two bedroom, unfurnished bungalow situated in a quiet cul de sac of the main Lingmoor Rise within Heron Hill. The property offers a double and single bedroom, kitchen with built in appliances, lounge and shower room. Gardens front and rear. Garage. Council Tax band C . EPC rated D. No Pets No smokers. Applicants may be asked to provide a Guarantor

A Holding Deposit of £229, equivalent to one weeks rent, will be payable upon application, and before references are sought. Subject to satisfactory references and before the commencement of a tenancy, a Tenancy Deposit of £1145, equivalent to five weeks rent, will be payable (the Holding Deposit will form part of the Tenancy Deposit).

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
92-100 A		
81-91 B		85
69-80 C		
55-68 D	63	
39-54 E		
21-38 F		
1-20 G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC



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