

Asking Rent : £660.00 PCM

Clifford Drive, Kendal, LA9 5JB



Description:

A two bedroom, unfurnished semi detached house situated in a quiet, popular area of Kendal. The property comprises of a kitchen, living room, one double and one good sized single bedroom, off street parking and a garden to the front and rear. There is a large storage shed in the rear garden. Easy access to town, the M6, parks and schools. No smokers. No pets. No applicants in receipt of Housing Allowance. SLDC Band C. EPC rated D. Application fees of £79.20 inc VAT per adult tenant (includes a £19.20 Right to Rent check fee payable to UK Tenant Data direct), plus a tenancy agreement charge of £72, inc VAT, are payable. Guarantor fees, if applicable, will be £42 per Guarantor application. A deposit of £760 will be required. Available mid January 2018.

Directions:

Travelling from Kendal on the A6, past Kendal College, take the 2nd turning on the right on to Collin Road. Take the first right on to Pembroke Court and then the 1st right onto Clifford Drive.

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
<p>Very energy efficient - lower running costs</p> <p>78</p>	<p>64</p>	<p>75</p>	<p>57</p>
<p>England & Wales EU Directive 2002/91/EC</p> <p>The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.</p>		<p>England & Wales EU Directive 2002/91/EC</p> <p>The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO₂) emissions. The higher the rating the less impact it has on the environment.</p>	