

Rent : £775.00 PCM

Strickland Court, Kendal, Cumbria, LA9 4QU



Description:

A two bedroom, unfurnished, end terraced house in Strickland Court, which is within easy walking distance of the town centre. The property offers lounge, kitchen, two bedrooms and bathroom. Enclosed garden with shed, and off road parking. SLDC band C. EPC rated C . No pets. No smokers. Applicants in receipt of housing allowance will be considered with a guarantor, at the landlords discretion.

A Holding Deposit of £178, 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 £890, equivalent to five weeks rent, will be payable (the Holding Deposit will form part of the Tenancy Deposit).

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
70	87	69	86

Energy Efficiency Rating
 A: 92-100 (Very energy efficient - lower running costs)
 B: 81-91
 C: 69-80
 D: 55-68
 E: 39-54
 F: 21-38
 G: 1-20 (Not energy efficient - higher running costs)

Environmental Impact (CO₂) Rating
 A: 82-100 (Very environmentally friendly - lower CO₂ emissions)
 B: 69-81
 C: 55-68
 D: 39-54
 E: 21-38
 F: 1-20 (Not environmentally friendly - higher CO₂ emissions)

England, Scotland & Wales EU Directive 2002/91/EC
 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.
 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.

Directions:

Leaving Kendal on the Windermere Road turn right onto Caroline Street, Strickland Court is the left hand side. The car park entrance is on the left part way up the hill.