



132 North Kelsey Road

Caistor, Market Rasen, LN7 6QB

£1,250 pcm

This is a Four Bedroom Detached Family Home offered on a 6 Month let in the popular Village of Caistor. Briefly comprising of Entrance Hall, Sitting Room, Kitchen/Dining Room with large island and bi-fold doors, Conservatory, Utility and Sun Room to the ground floor. Upstairs are four good sized bedrooms with a family Bathroom.



LOCATION

Caistor is a historic, picturesque Market Town located on the Viking Way just on the northern border of the Lincolnshire Wolds, enjoying a wonderful variety of traditional and independent retail outlets, amenities, Doctors, excellent schooling (Caistor Grammar School - Ofsted Graded 'Excellent', Caistor Yarborough Academy - Ofsted Graded 'Requires Improvement' and Caistor Church of England Methodist Primary School - Ofsted Graded 'Good'), sports fields, Gym, Swimming Pool and various sorts/social clubs. The town is situated just off the A46, which provides ease of access to road networks into Market Rasen, Grimsby, Lincoln, Scunthorpe, Barnetby Train Station and Humberside Airport.

ACCOMMODATION

This stunning property has accommodation briefly comprising; Entrance Hall, Sitting Room, Open Plan Kitchen/Dining Room with large island and bi-fold doors to the Garden, Conservatory, Utility Room and side facing Sun Room to the ground floor. To the first floor are four good sized Bedrooms and a family Bathroom with freestanding bath and separate shower cubicle.

OUTSIDE

The property benefits from front and rear gardens and off street parking.

RENT AND DEPOSIT

The asking Rent for the property is £1,250 per calendar month and the Tenancy Deposit is £1,440 (equal to 5 weeks' rent).

TENANCY TERM

The Landlord's preference is to let the property with a 6 month minimum/fixed term.

ADDITIONAL FEES

There are no application fees payable. You will be required to pay a Holding Deposit equal to one weeks rent to secure the property. More information on charges to Tenants can be found on our website - <https://mundys.net/additional-fees/>

VIEWINGS

By prior appointment through Mundys.

- Four Bedroom Detached House
- Popular Village Location
- Front and Rear Gardens
- Six Month Tenancy Only
- Open Plan Dining Kitchen
- Separate Lounge
- High Spec Interior
- Sorry, No Pets
- Council Tax Band - E (West Lindsey District Council)
- EPC Energy Rating - D



Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and 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.