



RENTAL NEW OFFERS

11th September 2020

Rental properties available across 6 local offices

Call 01924 260022 or 01977 798844

www.richardkendall.co.uk

Please find this week's new properties available for **RENT**. Should you require any more information or would like to arrange a viewing on any of these properties then please contact our Horbury office or Pontefract Office on the above numbers.



Clarkson Court, Castleford, WF10 5FW

Rent £700 PCM | Deposit £807

- * Unfurnished
- * Semi detached property
- * Three bedrooms
- * Master with en suite
- * Off street parking
- * Enclosed garden
- * No pets
- * EPC = C77



Cromwell Crescent, Pontefract, WF8 2EJ

Rent £675 PCM | Deposit £778

- * Unfurnished
- * Semi detached property
- * Three bedrooms
- * Open plan lounge
- * Large rear garden
- * Off street parking
- * No pets
- * EPC = D57



Church Gardens, Middlestown, WF4 4FD

Rent £650 PCM | Deposit £750

- * Unfurnished
- * Lovely apartment
- * Two bedrooms
- * En suite to master
- * Spacious lounge
- * Parking space
- * No pets
- * EPC = B83



Soho Grove, Wakefield, WF2 9PA

Rent £625 PCM | Deposit £720

- * Unfurnished
- * End town house
- * Two double bedrooms
- * Modern shower room
- * Enclosed garden
- * Parking nearby
- * One pet considered
- * EPC = TBC



Boothroyds, 20 Halifax Road, Dewsbury, WF13 2NE

Rent £595 PCM | Deposit £686

- * Unfurnished
- * Ground floor apartment
- * Two bedrooms
- * Neutral decor
- * Open plan kitchen/lounge
- * Gated secure parking
- * No pets
- * EPC = TBC



Illingworth Street, Ossett, WF5 8AL

Rent £595 PCM | Deposit £686

- * Unfurnished
- * Duplex apartments
- * Two bedrooms
- * Newly renovated
- * Central to Ossett town
- * Permit parking
- * No pets
- * EPC = TBC



Wingreen Way, Featherstone, WF7 5EQ

Rent £595 PCM | Deposit £686

- * Unfurnished
- * Quarter house
- * Two bedrooms
- * High quality fixture & fittings
- * One parking space
- * Close to Pontefract
- * No pets
- * EPC = B82



Manor Road, Ossett, WF5 0LW

Rent £550 PCM | Deposit £634

- * Unfurnished
- * Semi detached property
- * Popular location
- * Two bedrooms
- * House shower room
- * Enclosed rear yard
- * No pets
- * EPC = D60



Cliff Villa Court, Wakefield, WF1 2DN

Rent £550 PCM | Deposit £634

- * Unfurnished
- * Apartment
- * Two bedrooms
- * Ground floor
- * Fitted kitchen
- * City centre location
- * No pets
- * EPC = C72



Woodcock Street, Wakefield, WF1 5LG

Rent £460 PCM | Deposit £530

- * Furnished
- * Annexe with own entrance
- * First floor
- * One bedroom
- * Open plan living area
- * Good commuter links
- * No pets
- * EPC = C72

TENANTS PAYMENTS

THE FOLLOWING ARE THE PAYMENTS WHICH A LANDLORD OR A LETTING AGENT MAY REQUIRE A TENANT TO MAKE (FURTHER DETAILS WILL BE PROVIDED TO APPLICANTS FOR A TENANCY):

- THE **RENT** DUE UNDER THE TENANCY
- A **REFUNDABLE TENANCY DEPOSIT** – CAPPED AT 5 WEEKS' RENT
- A **REFUNDABLE HOLDING DEPOSIT** (IF REQUIRED) - CAPPED AT 1 WEEK'S RENT.
- PAYMENTS IN THE EVENT OF A **DEFAULT RELATING TO TIMELY PAYMENT OF RENT OR LOSS OF KEYS:**
- PAYMENT WHERE A TENANT REQUESTS **VARIATION, ASSIGNMENT OR REPLACEMENT** OF A TENANCY - PAYMENT NOT TO EXCEED £50 (INCLG VAT) OR REASONABLE COSTS INCURRED
- PAYMENT WHERE A TENANT REQUESTS **EARLY TERMINATION** OF THE TENANCY AGREEMENT – PAYMENT CANNOT EXCEED THE LOSS SUFFERED BY THE LANDLORD OR REASONABLE COSTS INCURRED AND A LANDLORD MAY NOT BE OBLIGED TO ACCEPT AN EARLY TERMINATION.
- PAYMENT IN RESPECT OF **COUNCIL TAX** WHERE THE TENANT HAS FAILED TO PAY IT
- ANY PAYMENT IN CONNECTION WITH THE **PROVISION OF A UTILITY** TO THE PROPERTY (MEANING ELECTRICITY; GAS OR OTHER FUEL; WATER OR SEWAGE)
- PAYMENT FOR A **TELEVISION LICENSE**
- PAYMENT FOR **COMMUNICATION SERVICES** (TELEPHONE OTHER THAN A MOBILE TELEPHONE; INTERNET; CABLE TELEVISION OR SATELLITE TELEVISION)
- **GREEN DEAL CHARGE**

TENANTS PROTECTION INFORMATION

RICHARD KENDALL ESTATE AGENT LTD IS A MEMBER OF CMP PROPERTYMARK, SCHEME REF:C0124400, WHICH IS A **CLIENT MONEY PROTECTION SCHEME**, AND ALSO A MEMBER OF PROPERTY OMBUDSMAN SCHEME REF: N3734, WHICH IS A **REDRESS SCHEME**. YOU CAN FIND OUT MORE DETAILS ON OUR WEBSITE WWW.RICHARDKENDALL.CO.UK OR BY CONTACTING US ON 01924 260022 OR 01977 798844