



75 Orchid Close  
Luton Bedfordshire  
LU3 3EX

£650.00 Per Calendar Month\*

Quick Reference: 3454616

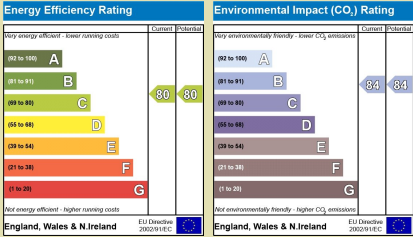


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A very well presented 2 bedroom apartment in the desirable location of Sundon Park, close to all local amenities and within walking distance to Leagrave train station. EPC- C. NO DSS, STUDENTS OR SHARERS.

- Lounge
  - Kitchen
  - 2 double bedrooms
- Bathroom
  - Allocated parking space
  - Communal entrance
- White goods included
  - Top floor apartment



\* FEES: (Incl VAT) Referencing/Admin: £250 per tenancy. Guarantor £85  
Holding Fee: (Becomes first months' rent) payable after satisfactory references have been received. Deposit: 1 ½ months' rent/2 months if pets are acceptable payable at start of tenancy. Re-credit checking £150, Renewal Tenancy Agreement £102 Check out: £120 payable at end of tenancy  
Please Note 1. When making an appointment to view, please verify with us that the information you have is up to date and coincides with your expectations. 2. None of the statements contained in these particulars are to be relied on as statements of fact. Areas, measurements of distances are given us a guide only. 3. Unless otherwise stated, we have not tested any of the equipment, appliances or services to this property nor do we have any knowledge of any defects. 4. Potential purchasers are strongly advised to commission their own investigations into general condition of the property and to check critical dimensions for themselves, especially if ordering carpets or fitted furniture.



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