Sunderlands
Residential Rural Commercial

Hereford 01432 356161
hereford@sunderlands.co.uk
Hay-on-Wye 01497 822522
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www.sunderlands.co.uk

Est. 1862



3 Rafe House

Cantilupe Street, Hereford, HR1 2PA

£625 Per Month

1 1 1

Located on the fringe of Hereford City Centre, a first floor self contained apartment comprising of Hall, Living Room/Bedroom, Kitchen and Bathroom.







Entrance Hall
With heater and doors leading to:

Living Room/Bedroom
With sash windows and heater, steps leading down to bedroom.

Kitchen
With matching base and head units, built in appliances and skylight.

Bathroom
With WC, sink and bath with shower over.

Services
The Tenant(s) will be responsible for payment of water, drainage, electricity and council tax as applicable. Council Tax Band - A.

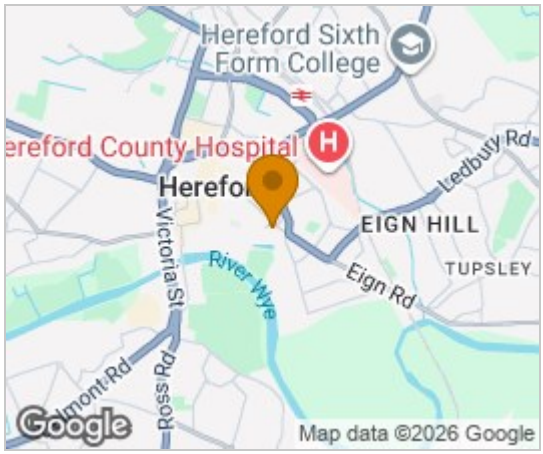
Rent
Rent is payable monthly in advance on the first day of each calendar month.

Deposit
The deposit is calculated as an equivalent of 5 weeks' rent.

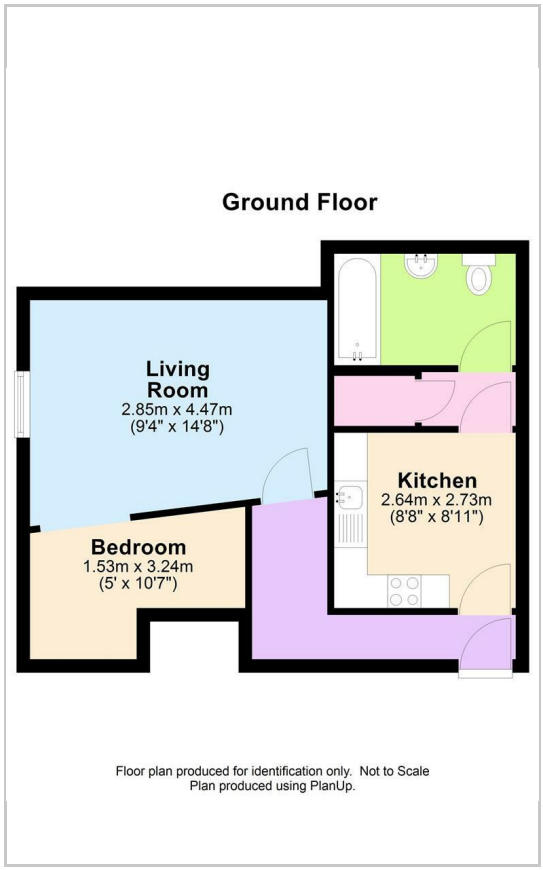
Viewing Arrangements
Thank you for your interest in letting a property through Sunderlands. Should you wish to view the property you will need to complete a Registration Form, which can be found on the following link:-
https://www.sunderlands.co.uk/residential/registration
We will not consider your application until we have a completed Registration Form. Once we have the form, we may invite you to view the property. If, after viewing the property, you wish to make a full application we will require further information to reference you.
Sunderlands
Lettings@sunderlands.co.uk

Reference Procedure
Before viewing a property all prospective tenants will be required to complete a registration form. After viewing the property should they then wish to make a full application they will be required to fill out further forms and provide the following:
Photo ID (Passport, Driving Licence)
Proof of Income (copies of wage slips, Tax returns or accountants reference)
Residency ID (Current utility bill with name and home address)

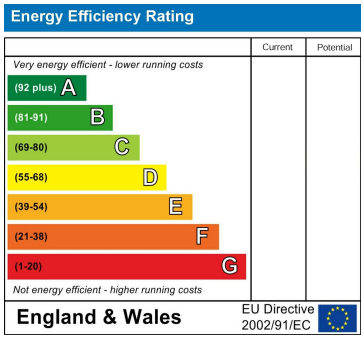
Area Map



Floor Plans



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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