

£1,000 PCM

Mumby Road, Gosport PO12 1AQ

bernards
THE ESTATE AGENTS



HIGHLIGHTS

- ❖ BRAND NEW DEVELOPMENT
- ❖ BUILT IN 2024
- ❖ UNFURNISHED
- ❖ ONE BEDROOMS
- ❖ MODERN BATHROOM
- ❖ OPEN PLANNED LIVING
- ❖ NATURALLY DECORATED
- ❖ CLOSE TO TRANSPORT LINKS
- ❖ CLOSE TO TOWN
- ❖ A MUST VIEW

Welcome to Mumby Road, Gosport - a stunning new build property! This purpose-built flat boasts a modern design with one bedroom, The property features one bathrooms and open planned living.

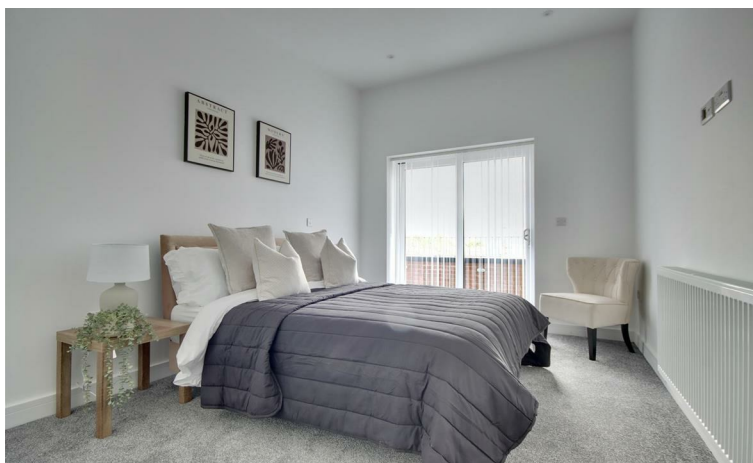
Located in a brand new development, this flat is the epitome of contemporary living. With a spacious reception room, there is plenty of room to entertain guests or simply relax after a long day.

This property is available now, presenting a fantastic opportunity to move into a fresh, stylish home in a desirable area. Don't miss out on the chance to make this beautiful flat your own - contact us today to arrange a viewing and start envisioning your life in this wonderful new build property on Mumby Road!

PHOTOS ARE NOT OF EXACT FLAT
BUT ONE SIMILAR

Call today to arrange a viewing
01329756500
www.bernardsea.co.uk





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 01329756500
www.bernardsestates.co.uk



PROPERTY INFORMATION

Tenant Fees

Tenant Fees Act 2019

As well as paying the rent, you may also be required to make the following permitted payments.

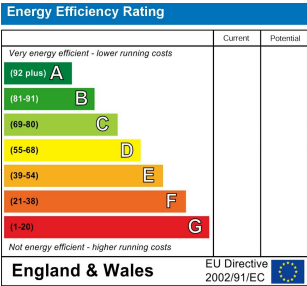
For properties in England, the Tenant Fees Act 2019 means that in addition to rent, lettings agents can only charge tenants (or anyone acting on the tenant's behalf) the following permitted payments:

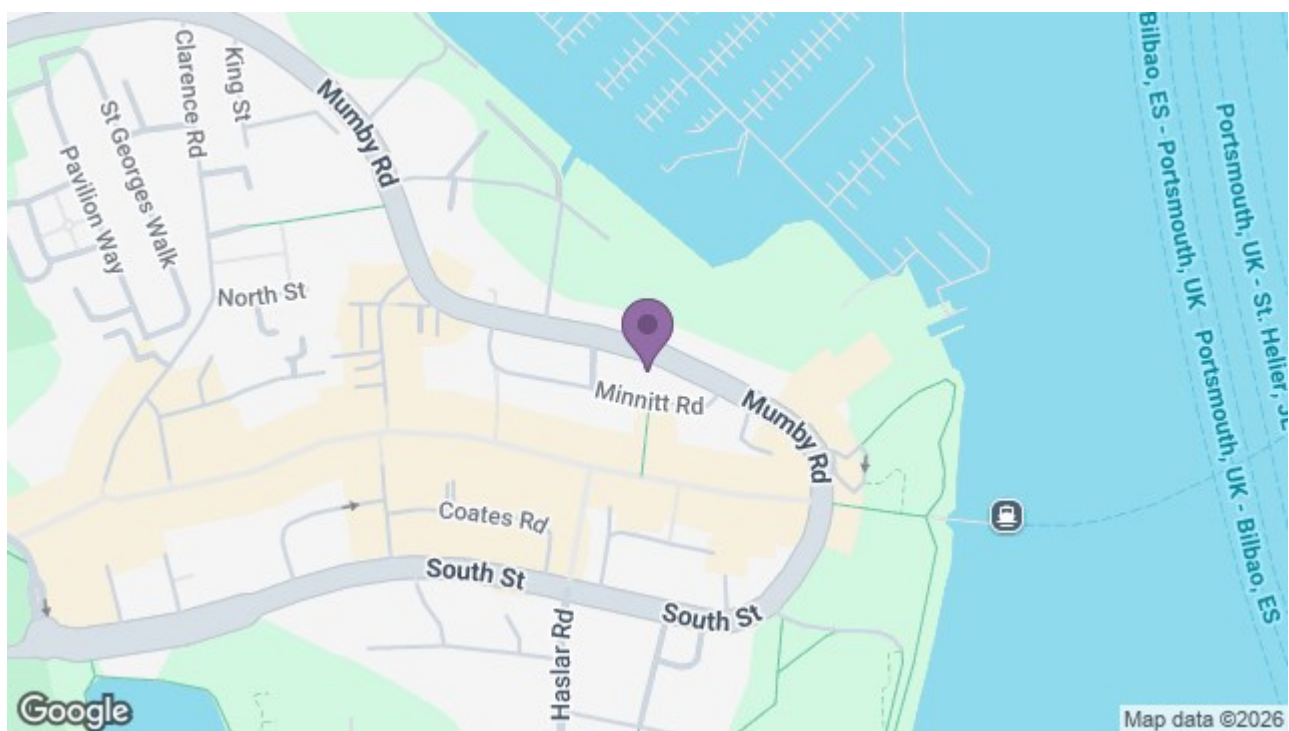
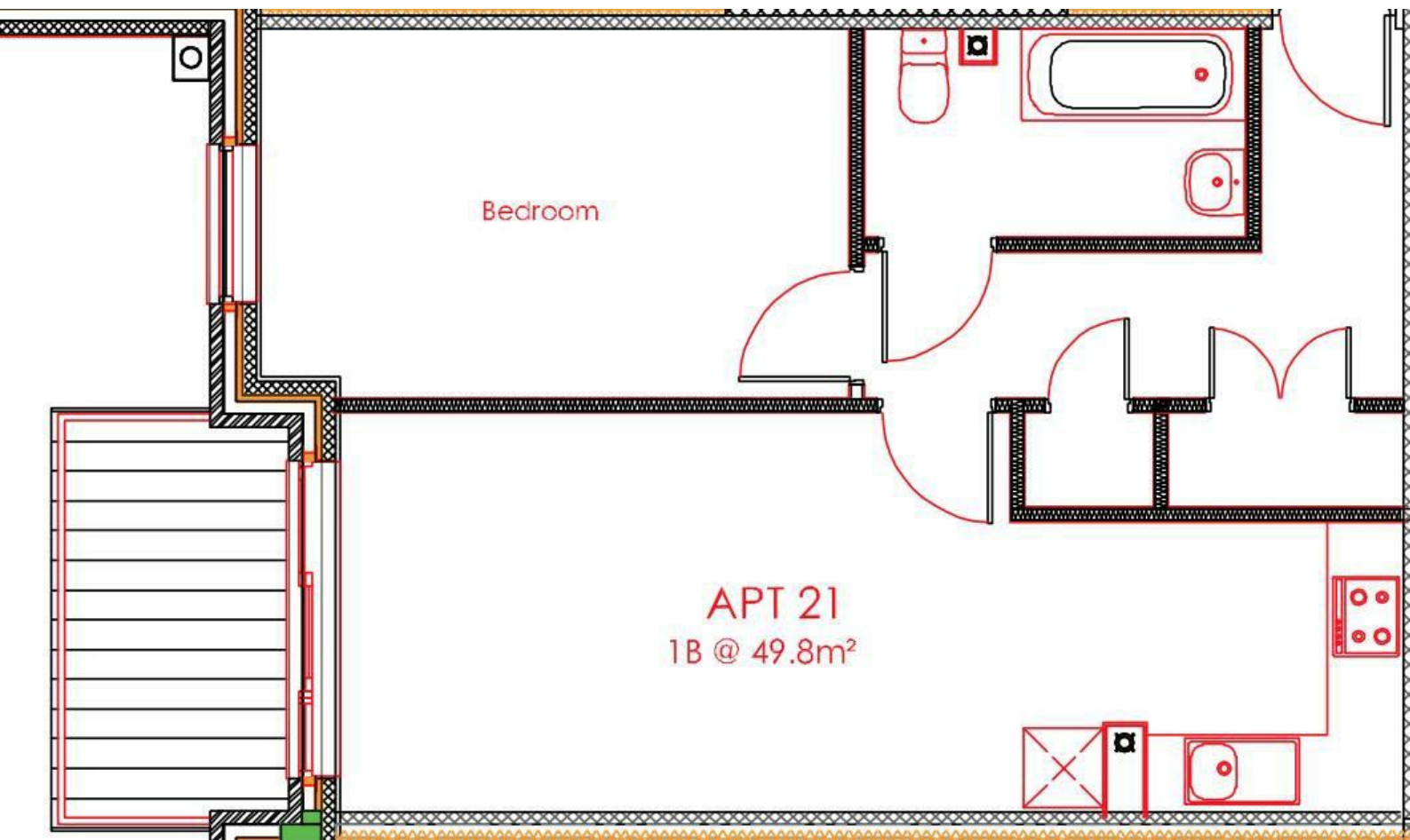
- Holding deposits (a maximum of 1 week's rent);
- Deposits (a maximum deposit of 5 weeks' rent for annual rent below £50,000, or 6 weeks' rent for annual rental of £50,000 and above);
- Payments to change a tenancy agreement eg. change of sharer (capped at £50 or, if higher, any reasonable costs);
- Payments associated with early termination of a tenancy (capped at the landlord's loss or the agent's reasonably incurred costs);
- Where required, utilities (electricity, gas or other fuel, water, sewerage), communication services (telephone, internet, cable/satellite television), TV licence;

- Council tax (payable to the billing authority);
- Interest payments for the late payment of rent (up to 3% above Bank of England's annual percentage rate);
- Reasonable costs for replacement of lost keys or other security devices;
- Contractual damages in the event of the tenant's default of a tenancy agreement; and
- Any other permitted payments under the Tenant Fees Act 2019 and regulations applicable at the relevant time.

Right to Rent.

Each applicant will be subject to the right to rent checks. This is a government requirement since February 2016. We are required to check and take a copy of the original version of acceptable documentation in order to adhere to the Right to rent checks. This will be carried out at referencing stage. Please speak to a member of staff for acceptable Identification.





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