



1 North Street Arcade, Portsmouth, Hampshire, PO9 1PX
t: 02392 482147

FOR SALE

£1,200 Per Month

Haydock Mews, Waterlooville PO7 8NQ

bernards THE ESTATE AGENTS



1 1 1

HIGHLIGHTS

- ONE-BEDROOM HOUSE
- QUIET CUL-DE-SAC LOCATION
- NEW CARPETS AND FLOORING
- FRESH AND MODERN FEEL
- LOUNGE LEADING INTO A CONSERVATORY
- VERSATILE ADDITIONAL LIVING SPACE
- CONSERVATORY OVERLOOKING THE PRIVATE GARDEN
- PRIVATE GARDEN WITH CONVENIENT SIDE ACCESS
- ADDITIONAL SEPARATE GARDEN AREA
- ALLOCATED PARKING SPACE

This well-presented one-bedroom house is situated in a quiet cul-de-sac location. The property benefits from new carpets and flooring throughout, creating a fresh and modern feel. The lounge leads into a conservatory, providing an additional versatile living space with views over the private garden.

Externally, the property offers a private garden with convenient side access, along with an additional separate garden area. There is also an allocated parking space.

Call today to arrange a viewing
02392 482147
www.bernardsestates.co.uk

PROPERTY INFORMATION

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.

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.





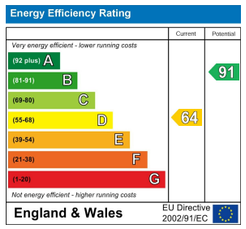












Scan here to see all our properties for sale and rent

Call today to arrange a viewing
02392 482147
www.bernardsestates.co.uk