£950 Per Calendar Month

Wickham Road, Fareham PO16 7SH



## HIGHLIGHTS

- GREAT LINKS TO THE M27
- ALLOCATED PARKING
- NETURALLY DECORATED
- OPEN PLANNED KITCHEN/LIVING AREA
- DOUBLE BEDROOM
- COMMUNAL GARDEN
- CLOSE TO LOCAL SHOPS
- SECURE COMMUNAL ENTRANCE
- UNFURNSIHED
- AVILABLE JANUARY

Situated in Furze Court on Wickham Road, Fareham, this well-presented one-bedroom first-floor flat offers comfortable living accommodation and is neutrally decorated throughout.

Accessed via a secure communal entrance, the property comprises a spacious double bedroom, bathroom and an open-plan living area with a kitchen leading off the lounge.

Further benefits include an allocated parking space and access to a communal garden. The property is conveniently located for access to Fareham town centre, local amenities and transport links.

Call today to arrange a viewing
02392 553 636
www.bernardsea.co.uk













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# 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.

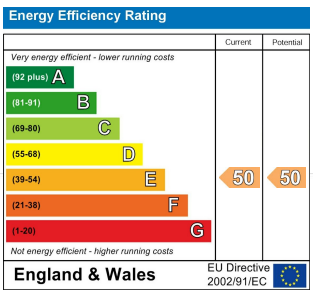
## Council Tax Band A

## Tenant Fees Act 2019

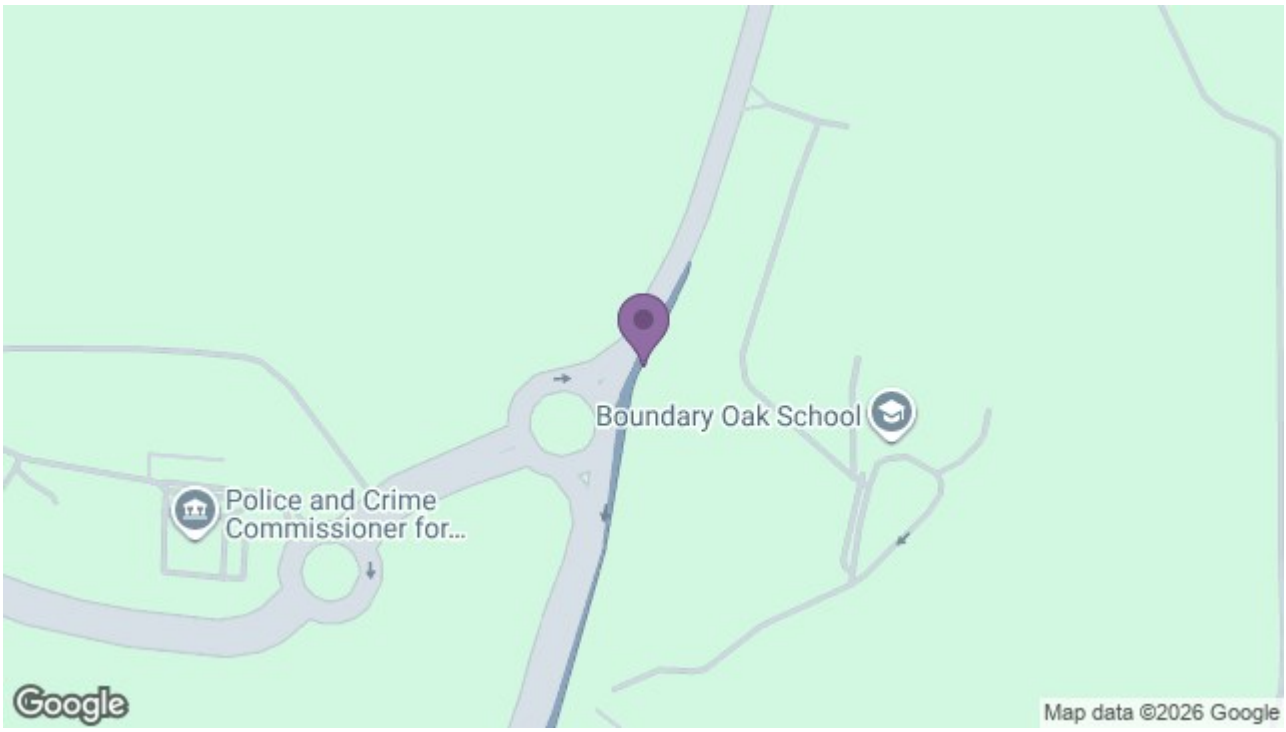
As well as paying the rent, you may also be required to make the following permitted payments.

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

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