



£1,200 Per
Calendar Month

- Two Bedroom First Floor Flat
- Private Garden
- EPC Energy Rating D
- Gas Central Heating
- Modern Bathroom and Kitchen
- Council Tax Band - B

ROBERT LUFF & CO are delighted to offer this well presented first floor two bedroom flat situated in a cul-de-sac position.

Features include; lounge, two bedrooms, MODERN FITTED KITCHEN kitchen and MODERN FITTED BATHROOM.

The property also features A PRIVATE REAR GARDEN .

Available November

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Accommodation

Entrance

Double glazed frosted door to hall.

Hallway

Two storage cupboards, stairs to first floor.

Landing

Double glazed window, radiator, storage cupboard, loft hatch.



Lounge

Radiator, double glazed window to front, coving.

Kitchen

White fronted wall and base units, stainless steel sink unit with mixer tap inset to work surfaces, electric oven and four ring gas hob, Vaillant boiler, tiled floor and walls, double glazed window, large cupboard, integrated washing machine (not replaceable), downlighters.



Bedroom One

Radiator, double glazed window, TV point, coving.

Bedroom Two

Radiator, double glazed window, coving.

Bathroom

'P' shaped bath with mixer tap and shower attachment, pedestal wash hand basin with mixer tap, low level flush W.C, tiled floor and walls, downlighters, heated towel rail.

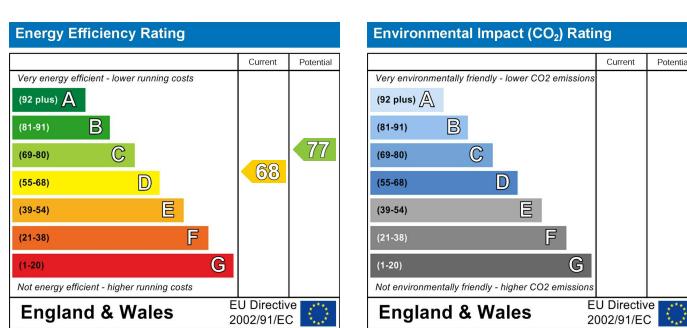


Garden

Agents Note

Photos taken February 2020

Floorplan



The services, systems and appliances listed in this section have not been tested by us and no guarantee as to their operating ability or efficiency is given. All photographs and measurements have been taken as a guide only and are not precise. Floor plans where included are not to scale and accuracy is not guaranteed. If you require clarification or further information on any points please contact us, especially if you are travelling some distance to view. All measurements are approximate.