



**TWO BEDROOM TERRACE | OPEN PLAN DINING KITCHEN & SITTING ROOM | SEPARATE LOUNGE | REAR COURTYARD | EVER POPULAR VICTORIA PARK LOCATION.** This delightful two-bedroom terrace offers larger than average accommodation. The ground floor comprises a separate lounge, sitting room opening into the dining kitchen fitted with a range of matching fitted units and integrated appliances. To the first floor, the dwelling has been reconfigured to provide two good-sized bedrooms and a family bathroom.

**£975 Per Month**



**Tel: 01925 600 200**

# Oxford Street

**Lounge**  
11'8" x 16'3" (3.57 x 4.97)

**Sitting Room**  
13'5" x 14'2" (4.11 x 4.33)

**Dining Kitchen**  
13'3" x 10'8" (4.05 x 3.26)

**Landing**  
5'2" x 5'10" (1.59 x 1.78)

**Bedroom One**  
11'8" x 16'3" (3.57 x 4.97)

**Family Bathroom**  
5'2" x 7'11" (1.59 x 2.43)

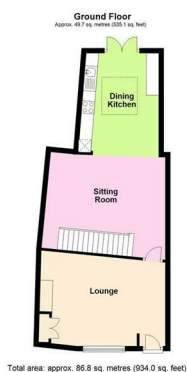
**Bedroom Two**  
7'9" x 12'9" (2.37 x 3.89)

**Rear Courtyard**



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			88
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E		74	
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
England & Wales		EU Directive 2002/91/EC	



Total area: approx. 86.8 sq. metres (934.0 sq. feet)