# Philip Martin

**LETTINGS LIMITED** 







PENSTRAZE, TRURO £2,000 PCM

# 2, Garth Lodge Penstraze, Chacewater, Truro, TR4 8PH

A large detached house situated in a convenient location with easy access to Truro and the A30. Briefly the accommodation comprises; hallway, open plan kitchen/living room, study, cloakroom, utility and 4 en-suite bedrooms. Outside there are gardens, double garage and parking. No Pets.

- Air Source Heating
- No Pets
- Available Immediately
- Council Tax Band F
- Good Sized Rear Garden

- Double Glazed Windows
- Double Garage and Parking
- Deposit £2307
- FPC B
- Initial Fixed Term of 6 Months

#### OPEN PLAN LIVING ROOM/KITCHEN

STUDY/BEDROOM 5

CLOAKROOM

UTILITY

BEDROOM 1

**En-Suite** 

BEDROOM 2

En-suite

BEDROOM 3

**En-Suite** 

BEDTROOM 4

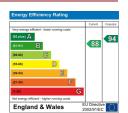
En-suite

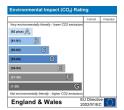
## Credit References and Deposit

Prospective tenants will be required to complete an application form and if successful will have to pay a holding deposit equivalent to 1 weeks rent. At that stage we will carry out a credit reference and only once the referencing is successfully completed will the property be formally offered. Prior to occupation the balance of the first months rent and a deposit equivalent to 5 weeks rent will be payable.

## **DIRECTIONS**

Heading towards Chiverton Cross from Truro on the A390 the property will be found on the right hand side at Penstraze.





Contact Us

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