

# Philip Martin

LETTINGS LIMITED



RUANHIGHLANES

£850 PCM

[www.philip-martin.co.uk](http://www.philip-martin.co.uk)

# BARLEY MILL LITTLE TREWORLAS FARM, RUAN HIGH LANES, TRURO,

A semi-detached converted barn situated on a working farm within the Roseland Peninsula. Lounge, kitchen/breakfast room, 2 bedrooms and bathroom. Oil fired central heating, double glazed windows and enclosed garden. Oil and water billed monthly at an additional £55. White goods available if required. Not suitable for pets and children due to being on a working farm.

- Oil Fired Central Heating
- No Pets
- Available Immediately
- Council Tax Band C
- Enclosed Garden
- Double Glazed Windows
- Parking
- Deposit £980
- EPC D
- Initial Fixed Term of 6 Months

## LOUNGE

## KITCHEN/BREAKFAST ROOM

## BEDROOM 1

## BEDROOM 2

## BATHROOM

## 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

From the A3078 take the minor road towards Treworlas and the entrance to the farm will be found on the left hand side.

### CONTACT US

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