

# Philip Martin

LETTINGS LIMITED



TROON, CAMBORNE

£1,100 PCM

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

## 31 POLGINE LANE, TROON, CAMBORNE, CORNWALL, TR14 9DY

A detached bungalow situated in a convenient location and briefly the accommodation comprises; porch, kitchen, lounge, 2 bedrooms and bathroom. Outside there are gardens and plenty of parking. No Pets.

- Gas Fired Central Heating
- No Pets
- Available Immediately
- Council Tax Band B
- Good Size Gardens
- Double Glazed Windows
- 2 Parking Spaces
- Deposit £1269
- EPC D
- Available on an Assured Periodic Tenancy

HALLWAY

LOUNGE

KITCHEN/DINING 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

Proceeding through Troon from the Camborne side Polgine Lane will be easily located on the left hand side.

#### CONTACT US

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