



Flat 5 The Old Print Works, Wallingford Street, £795 PCM

- One Bedroom Apartment
- Living Room/Kitchen
- Bathroom
- Close to local shops
- Un-Furnished
- First Floor
- Master Bedroom
- Town Centre Location
- Great transport links
- VIDEO TOUR AVAILABLE



DESCRIPTION

First floor, one bedroom apartment, situated in the heart of Wantage offering excellent access to local amenities.

The property comprises an open plan living room/kitchen with electric hob, oven, washing machine and fridge freezer.

Further boasts a master bedroom to the rear of the property and a bathroom with shower over a bath, WC and sink.

Electric night storage heating.

Available immediately.

Un-furnished

EPC Rating D

Council Tax Band B

To reserve this property, a non-refundable holding deposit totaling £183.00 is required.

Please contact us to arrange a viewing today!



LOCATION

DIRECTIONS

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(70-80)	C		
(55-69)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
EU Directive 2002/91/EC			
England & Wales			
Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus)	A		
(81-91)	B		
(70-80)	C		
(55-69)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not environmentally friendly - higher CO ₂ emissions			
EU Directive 2002/91/EC			
England & Wales			

Notice is given that all curtains, carpets, blinds, equipment, light fittings and fixtures, fitted or not may or may not be listed within the property inventory at the start of the tenancy.

Important Notice

Douglas and Simmons for themselves and for the Landlords of this property, whose agents they are, give notice that:-

1. The particulars are intended to give a fair and substantially correct overall description for the guidance of intended tenants and do not constitute part of an offer or contract.
2. All descriptions, dimensions, areas, reference to condition and necessary permissions for use and occupation and other details are given in good faith, and are believed to be correct, but any tenants should not rely on them as statements or representations of fact, but satisfy themselves by inspection or otherwise as to the correctness of each of them.
3. No person in the employment of Douglas and Simmons has any authority to make or give any representations or warranty whatever in relation to this property on behalf of Douglas and Simmons.
4. No responsibility can be accepted for any expenses incurred by intending tenants in inspecting properties which have been let or withdrawn.
5. All measurements are approximate



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