

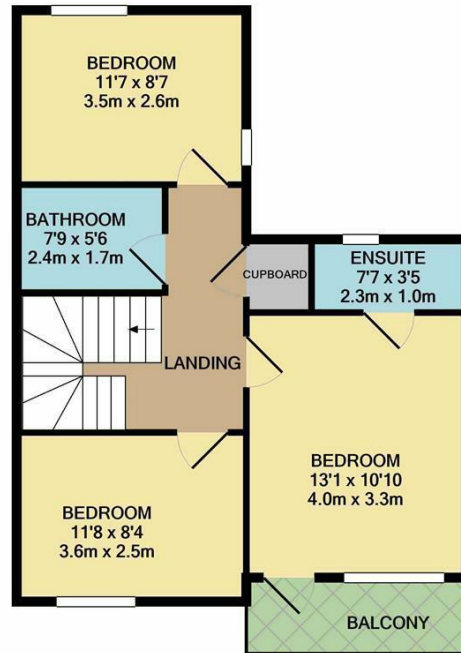
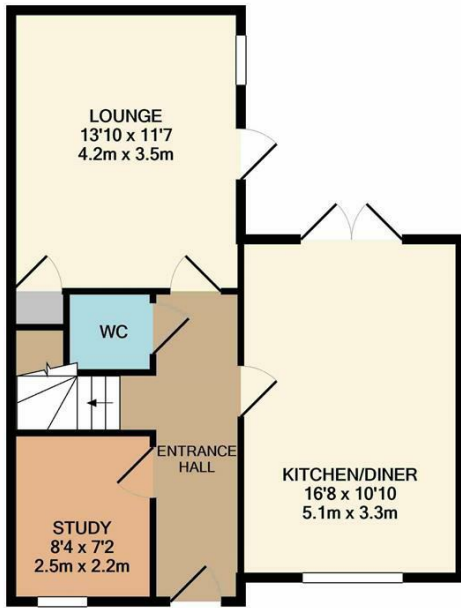
Crossbill Way, Newhall, CM17 9GP
£1,650 Per Month

- Three Bedrooms
- Terraced House
- En-Suite Shower Room
- Two Receptions
- Own Balcony
- Available Mid August 2021
- Kitchen/Diner
- Allocated Parking
- Unfurnished or Furnished

Crossbill Way, Newhall, CM17 9GP

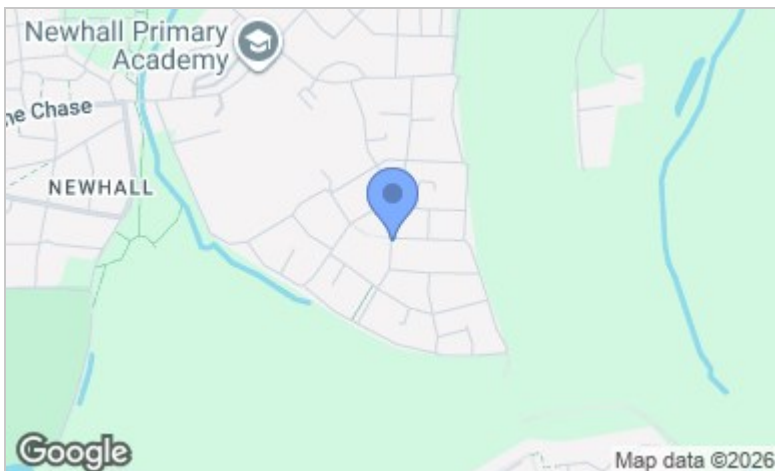
£1,650 Per Month

A three bedroom terraced house with a balcony overlooking a green. The property comprises an entrance hall leading to a kitchen/diner with a range of fitted wall & base level units, lounge, cloakroom/WC, study, landing, master bedroom with ensuite shower room, two further bedrooms and a family bathroom with a three piece-suite. Outside the rear garden is laid to lawn with a patio area and rear gate leading to the allocated parking. Crossbill Way is located within the popular Newhall development which offers local shops and schools nearby. Available mid August 2021 on an unfurnished or furnished basis.



REYLANDJOHNSON/CW
TOTAL APPROX. FLOOR AREA 1020 SQ.FT. (94.8 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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| Energy Efficiency Rating | | Current | Potential |
|---|--------------------|-------------------------|-----------|
| Very energy efficient - lower running costs | (92 plus) A | | 93 |
| | (81-91) B | | 82 |
| | (69-80) C | | |
| | (55-68) D | | |
| | (39-54) E | | |
| | (21-38) F | | |
| | (1-20) G | | |
| Not energy efficient - higher running costs | | | |
| England & Wales | | EU Directive 2002/91/EC | |

| Environmental Impact (CO ₂) Rating | | Current | Potential |
|---|--------------------|-------------------------|-----------|
| Very environmentally friendly - lower CO ₂ 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 ₂ emissions | | | |
| England & Wales | | EU Directive 2002/91/EC | |

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