

, LADBROKE CV47 2DF



- Two Double Bedrooms
- Kitchen with appliances
- Two allocated parking spaces
- Rear garden with storage
- Available: Immediately
- Restrictions: Not suitable for pets or children
 - Recently redecorated and carpeted
 - EPC: 48 (E)
 - Water included

2 BEDROOMS

£825 PCM

Character property with exposed beams which has been recently carpeted and decorated throughout by the landlord.

Situation in a rural location, this two bedroom cottage benefits from two showers and two allocated parking spaces.

Living Room 19'1" x 14'11" (5.83 x 4.56)

Front door leading into the open plan living with exposed beams to ceiling. dual aspect windows to front and rear. Electric log burner effect fire. Steps to the kitchen and doors to the Bedroom 2 and the shower room. Modern electric heaters.

Bedroom Two 9'0" x 10'0" (2.75 x 3.06)

Window to the front elevation. High level storage, night storage heater

Shower Room 4'6" x 9'0" (1.39 x 2.75)

Window to the rear elevation, heated towel rail, sink with vanity unit, shaver point. Shower cubicle.

Kitchen 15'7" x 8'7" (4.75 x 2.64)

Fully fitted with wall and floor units, dishwasher, washing machine, electric hob and extractor fan over. Double oven and free standing fridge/freezer. Breakfast bar. French doors to the garden

Bedroom One 8'8" x 11'5" (2.66 x 3.49)

Window to the front elevation Shallow cupboard and night storage heater

Ensuite Shower Room

Shower cubicle, pedestal wash hand basin, heated towel rail, medicine cabinet and low level wc

Outside

To the front: Two allocated parking spaces

To the rear: Enclosed rear garden with paved patio area and mainly laid to lawn. Outside storage shed and storage units.

Holding Deposit

One weeks holding deposit will be required (rent x 12 / 52 - E.G If rent = £750, Holding deposit = £750 * 12 / 52 = £173)

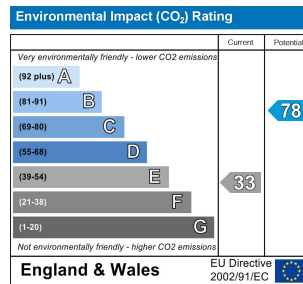
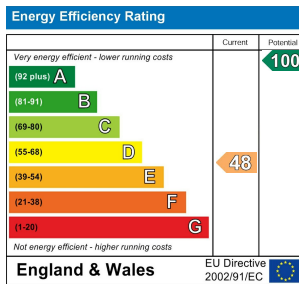
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Council Tax

The Council Tax Band is "C" from Stratford District Council



www.hawkesford.co.uk t: 01926 811848 f: # e: southam@hawkesford.co.uk