

WATERGALL CLOSE, SOUTHAM CV47 1GG



- Two Bedroom property
- Close to Southam town centre
- Two allocated parking spaces
 - Kitchen/ Diner
 - Restrictions: No pets
 - Unfurnished
 - White goods included
 - EPC: 76 (C)
- Available: 2nd December
 - Be In For Christmas

2 BEDROOMS

£775

A lovely two bedroom property close to Southam town centre with two allocated car parking spaces.

Approach

The property is approached via a paved pathway leading to the front door. there is a security light and two allocated parking spaces.

Kitchen/Diner 12'7" x 12'0" (3.86 x 3.66)

Window to the front elevation with fitted wall and base units. There is a fridge freezer, washing machine, gas hob/oven.

Lounge 13'5" x 12'0" (4.11 x 3.66)

Double glazed patio doors out to the rear garden. Stairs leading to the first floor with feature fire place. Radiator and TV point.

Bedroom One 12'0" x 10'0" (3.66 x 3.05)

Window to the front elevation, radiator and archway leading to the en-suite with a wash hand basin and shower cubicle.

Bedroom Two 9'8" x 6'0" (2.95 x 1.83)

Window to rear elevation. Airing cupboard, wardrobe and radiator.

Bathroom

Obscure window to rear. Wash hand basin, bath, low level WC and partly tiled walls. Radiator.

Rear Garden

Part paved, part stoned with stepping stones leading to a timber shed with shrub borders.

Rent

The rent is shown on the front page of these details. Deposit: The deposit is made up of five weeks rent (rent x 12 / 52 x 5 eg £1000 x £12000 / 52 = £230.77 x 5 = £1153.85).

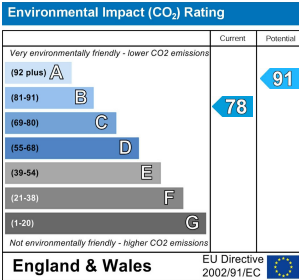
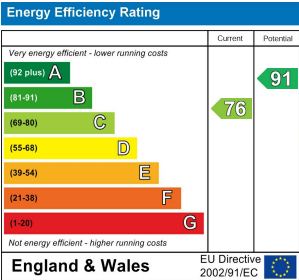
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Holding Deposit

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



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