



- ✓ 2 DOUBLE BEDROOMS
- ✓ QUIET LOCATION
- ✓ CLOSE TO LOCAL AMENITIES

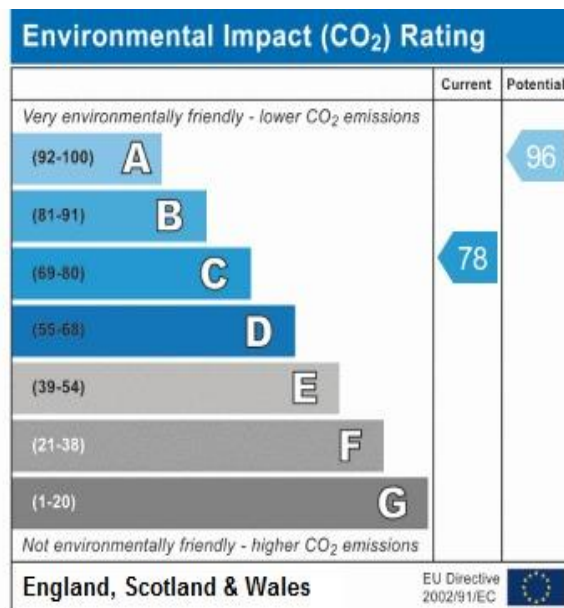
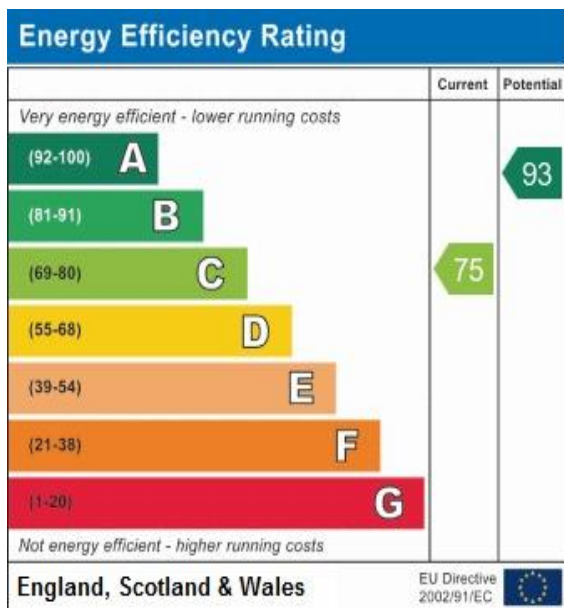
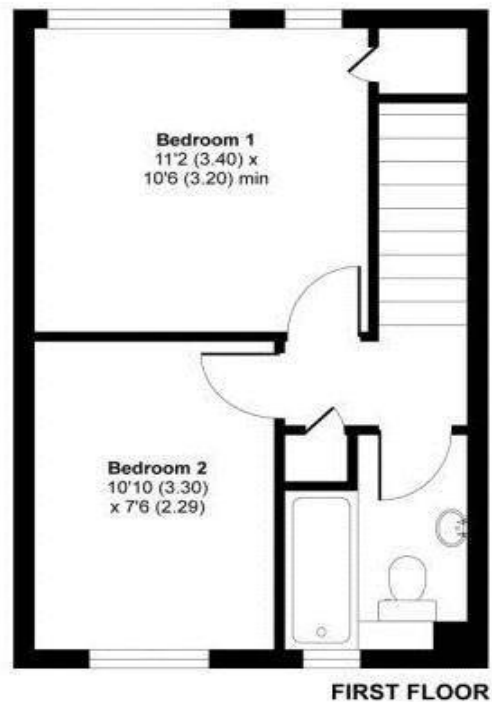
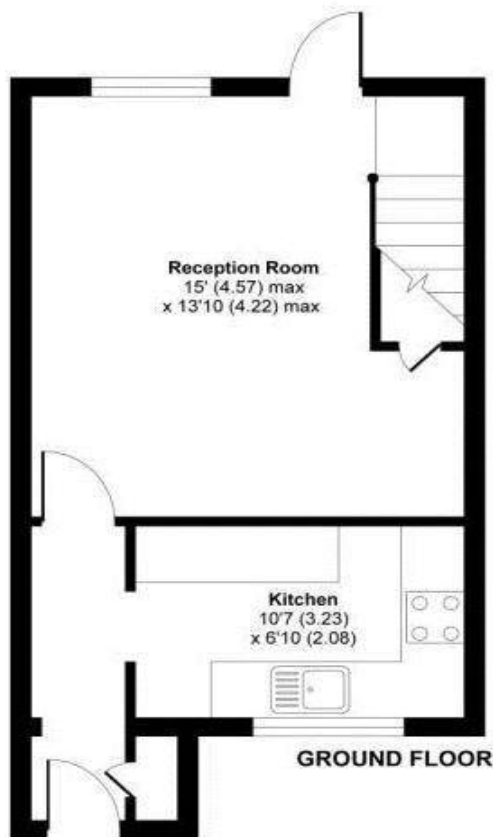
- ✓ INTEGRATED KITCHEN
- ✓ GARAGE
- ✓ GARDEN



**15 Clover Field  
Lychpit  
RG24 8SR**

**£895 pcm**

LODDON PROPERTIES is pleased to bring to the rental market this well presented two bedroom terraced house in Lychpit. The property is well presented with a new kitchen and bathroom, wooden flooring throughout the ground floor and new carpet on the stairs and upper level. It has two double bedrooms and a family bathroom along with good storage in the airing cupboard and loft space which is half boarded with ladder and light. Further benefits include gas central heating, double glazing, and a new boiler. Outside you have both a front and back garden with patio area plus a garage in block with ample parking for more than one car. Available Immediately.



#### MONEY LAUNDERING REGULATIONS 2003

intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale.

#### THE PROPERTY MISDESCRIPTIONS ACT 1991

The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of this property before travelling any distance to view. We have taken every precaution to ensure that these details are accurate and not misleading. If there is any point which is of particular importance to you, please contact us and we will provide any information you require. This is advisable, particularly if you intend to travel some distance to view the property. The mention of any appliances and services within these details does not imply that they are in full and efficient working order. These particulars are in draft form awaiting Vendors confirmation of their accuracy. These details must therefore be taken as a guide only and approved details should be requested from the agents.