WINTER ROAD

SOUTHSEA | HAMPSHIRE | PO4 9BT













MONTHLY RENTAL OF £1,700

We are delighted to offer for rent this three bedroom mid terrace family home, situated in the popular residential location of Winter Road, convenient to local shops, schools and Albert Road. Internally the property is well presented with period features alongside modern living and comprises entrance hallway with access to the cellar and the utility/ cloakroom, living room with bay window, kitchen/dining room with breakfast bar, family room with skylight and bi-fold doors to garden. To the first floor is the master bedroom with bay window, two further double bedrooms and the family bathroom. Externally there is a a mature tropical garden with patio area and covered veranda. The property provides gas central central is offered unfurnished and available now. Viewings simply are a must!

- Three Bedroom Mid Terraced House
- Kitchen/Dining & Family Room
- Living Room, Separate Utility Room
- Enclosed Mature Rear Garden
- Deposit £1961.54, EPC D & Tax Band C
- Offered Unfurnished & Available Now!



What you need to do

- 1. Pay Holding Deposit equivalent to one weeks rent. This will be refunded if your application is unsuccessful unless you have provided false or misleading information in which case it will be retained.
- Provide I.D. proof of address [see list of acceptable items]
- Complete 'Vouch' application form and follow the instructions/prompts which the system will send you.

What happens next?

- Vouch will request references and conduct a credit check based on the information you provide
- Vouch will keep you informed throughout the process.

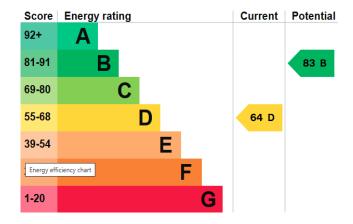
Please be aware that it is your responsibility to ensure that any referees e.g. previous Landlords/Agents/Employers are aware of the requirement to provide information on your behalf and a speedy decision will be entirely dependent on the information being provided promptly so you are advised to chase/encourage your referees as appropriate . You may contact Vouch if you have any issues during this process.

- 3. The Property can only be held for a maximum of 14 days whilst your application is processed At the end of this period if the information required has not been received, we are obliged to return your holding deposit and reject your application [unless an extension is agreed otherwise]
- 4. Once the process is completed you will be advised of the decision.

When can I move in?

5. Once you have been informed that your application to rent has been approved a move in date will be confirmed and you will be required to pay the balance of monies due, i.e the remainder of the security deposit and the initial rental, and to sign the tenancy agreement.

Please refer to our Guide for Tenants, for full details of all the above.



Southsea Sales & Lettings 7/9 Stanley Street, Southsea, PO5 2DS Tel: 023 9281 5221

Old Portsmouth & Gunwharf Quays The Seagull, 13 Broad Street, Old Portsmouth, PO1 2ID Tel: 023 9281 5221

Drayton & Out of Town 139 Havant Road, Drayton, PO6 2AA Tel: 023 9221 0101

Mayfair Office, Cashel House, 15 Thaver Street, W1U 3IT Tel: 0870 112 7099

Southsea 12 Marmion Road, Southsea, PO5 2BA Tel: 023 9282 2300

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