



Tanners Court, Toddington

Monthly Rental Of £950

- Available immediately - unfurnished - EPC rating C
- Newly redecorated - new flooring
- Brand new kitchen
- Two double bedrooms
- Wet room
- New boiler and gas central heating
- Gated parking facility
- Communal gardens

www.localagentnetwork.co.uk



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. We have not tested any apparatus, equipment, fixtures, fittings or services and it is the buyers interests to check the working conditions of any appliances. No person in Local Agent Network Limited employment has the authority to make or give any representation or warranty in respect of the property.



General

Very well presented just having been redecorated, new boiler and new flooring fitted. This first floor apartment with communal gardens and private gated parking is located close to the attractive village centre. Built to a high standard this good sized property has an entrance hall, living/dining room, brand new fitted kitchen with integrated appliances, two double bedrooms and a shower room. This small and peaceful development is for residents from 55 years old. It is available immediately so please call the team at Local Agent Network on 01525 876600. EPC rating: C

Rooms & Dimensions

Entrance hall
 Living/dining room: 5.24m x 2.94m
 Kitchen: 2.85m x 2.37m
 Bedroom one: 3.97m x 3.55m
 Bedroom two: 3.54m x 2.67m
 Shower room: 2.75m x 1.63m

Deposit

We require a holding deposit equivalent to 1 weeks agreed rent to reserve the property. On successful passing of credit checks the equivalent to 5 weeks agreed rent (minus the holding deposit already paid) is required. Monthly rent will be payable per calendar month in advance. Please see website for full tenancy information.

Age restriction

The tenant/s of this property must be in excess of 55 years old.

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