

# BOWEN

PROPERTY SINCE 1862



Monthly Rental Of £475

14a Beatrice Street, Oswestry

🛏 1 Bedroom

🚿 1 Bathroom

## 14a Beatrice Street, Oswestry, Shropshire, SY11 1QG



### General Remarks

One bedroom flat

Situated within walking distance of Oswestry town centre

Secondary glazing and electric heating

Holding Deposit £109.00

Deposit £548.00

### Description

**Entrance Hallway:** Tiled flooring with under stairs storage. Carpeted stairs to first floor.

**Open Plan Kitchen/Living Room:** 18' 2" x 12' 9" (5.54m x 3.88m) Matching base and drawer units with worktop surface over. Stainless steel sink and drainer. Fitted oven with ceramic hob. Electric wall heaters.

**Bedroom:** 11' 9" x 8' 7" (3.59m x 2.61m) Electric heater.

**Shower Room:** 8' 5" x 2' 9" (2.57m x 0.83m) Low level flush WC, pedestal wash hand basin, tiled shower cubicle. Tiled flooring.

**Externally:** Pedestrian gate opens into a small courtyard with access to the property.

**Viewing Information:** To arrange a viewing, please contact the agent's Oswestry office.

**Further Information:** Bowen is a member of and covered by the RICS Client Money Protection and all deposits are protected by TDS (The Dispute Service Limited). Bowen is also a member of PRS (Property Redress Scheme) and licensed with Rent Smart Wales.

**Holding Deposit:** Holding Deposit £109.00.

**Deposit:** Deposit £548.00.

**EPC Rating:** EPC Rating E|39.

**Council Tax:** Council Tax Band 'A'.

**Tenure:** We are informed that the property is freehold.



AGENTS NOTE: Viewing strictly by arrangement with the Agents. We would like to point out that all measurements set out in these sale particulars are approximate and are for guidance purposes only. We have not tested any apparatus, equipment, systems or services etc. and cannot confirm that they are in full working order or fit for their purpose. No assumption should be made as to compliance with planning consents or current usage. Nothing in these particulars is intended to indicate that any fixtures or fittings, unless expressly itemised, form any part of the property offered for sale. While we endeavour to make our sale details accurate and reliable if there is anything of particular importance to you, please contact us.