



Spring Lane | Lavenham | CO10 9QS

Bychoice Estate Agents are delighted to offer to let this 2 bedroom terraced house in the popular village of Lavenham. Benefits include lounge, kitchen, two double bedrooms, and first floor bathroom with separate WC. INTERNAL VIEWINGS are highly recommended.

£950 pcm

- Walking Distance To Village Amenities
- Well Presented
- Spacious Lounge
- Modern Kitchen
- Two Double Bedrooms
- Garden Part Laid to Lawn, Part Patio

Approximate Room Sizes

ENTRANCE HALL One radiator, doors leading to Lounge and Kitchen, stairs to upper floor

LOUNGE 20' 11" x 10' 5" (6.4m x 3.2m) Spacious lounge with front and rear aspect windows, with curtains on the front window. Two single panel radiators.

KITCHEN 11' 9" x 7' 6" (3.6m x 2.3m) Good sized fitted kitchen, with oven & hob included. Door leading to garden with rear aspect window adjacent.

BEDROOM ONE 13' 9" x 9' 2" (4.2m x 2.8m) Large bedroom with built in wardrobe. Front aspect window with curtains and one single panel radiator.

BEDROOM TWO 11' 9" x 8' 10" (3.6m x 2.7m) Rear aspect window with curtains, and one single panel radiator. Also access to loft via loft hatch.

BATHROOM Shower enclosure with electric shower and basin. Rear aspect opaque window, and one single panel radiator.

WC Toilet with rear aspect opaque window, and one single panel radiator.

OUTDOORS Rear garden is part laid to lawn, part patio. Also benefits from side access to the front garden, and brick built spacious storage room.

Agents Note *(All fees are inclusive of VAT)*

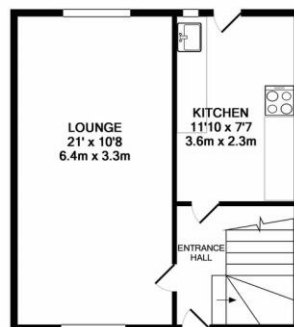
- Excellent references will be required by anyone renting through Bychoice
- A deposit equal to five weeks rent will be required
- A holding deposit equal to one weeks rent will be required on application
- Tenants will be required to provide their own contents insurance

Local Authority – Babergh District Council

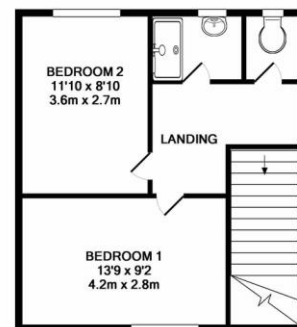
Council Tax Band – B

Post Code – CO10 9QS

Please Note – No Smokers, No Students, No Sharers



GROUND FLOOR



1ST FLOOR

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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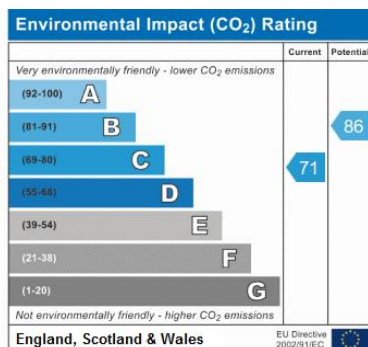
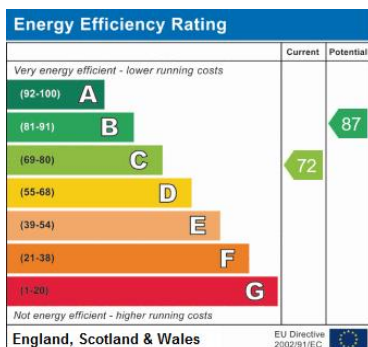


Contact Details

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