



Egremont Street | Glemsford | CO10 7SA

Located in a popular village location, this three-bedroom detached property is available this September. The property benefits from periodic features, two double bedrooms, shower room and bathroom, courtyard garden and off-road parking for one vehicle. Call Bychoice now to secure a viewing.

£1,100 pcm

- Available Mid September
- Three Bedrooms
- Shower Room and Bathroom
- Large Reception Room
- Period Features
- Off-Road Parking
- Courtyard Garden

Approximate Room Sizes

PORCH 5' 1" x 6' 2" (1.55m x 1.88m) Enter from the front door into porch. Door to living room.

LIVING ROOM Door from front porch into living room. Carpeted floors with cream painted walls. Characteristic beams on walls and ceilings. Brick surround feature fireplace with decorative stove. Large windows to front and back. External door to rear courtyard. Door through to kitchen.

KITCHEN Matching wall and base oak units with work surface over. Freestanding oven with space and plumbing under the counter for washing machine. Lino flooring, part tiled and cream painted walls with black beams across the ceiling. Window to the front. Door to cupboard under the stairs for additional storage. Stairs leading to the first floor. Door to utility room.

UTILITY ROOM Enter through door from rear courtyard. Work surface to the left with boiler over. Window to side. Access to kitchen and shower room.

SHOWER ROOM Shower cubicle, pedestal sink with mirror and light over and low-level flush WC. Cream tiled flooring and light green painted walls. Window to front access.

LANDING Access to all three bedrooms and family bathroom. Window to rear aspect.

MASTER BEDROOM Wooden flooring, walls part painted pink and beams to front and rear. Window to front. Access to the dressing room.

DRESSING ROOM Wooden flooring and cream painted walls. Brick chimney breast to front with mirror. Fitted rail for clothes storage. Window to front.

BEDROOM TWO Wooden flooring, walls part painted blue and beams to side and front. Window to front.

BEDROOM THREE Carpeted flooring and walls part painted blue and beams to side aspect. Window to rear. Access to large storage space.

BATHROOM Panelled bath with pedestal sink and low-level flush WC. Lino flooring with walls part painted blue and beams to side, tiles around the bath. Window to side.

OUTSIDE The property benefits from a courtyard garden to the rear of the property. Small shed available for additional storage. Allocated parking for one vehicle to rear of the property but there is also plenty of on-road parking on Egremont Street.

AGENTS NOTE The landlord is not currently accepting pets in this property.

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

- Excellent references will be required by anyone renting through By Choice
- 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 – D
Post Code – CO10 7SA



TOTAL FLOOR AREA: 1027 sq. ft. (95.4 sq.m.) approx.



Contact Details

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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to check the measurements

