



£850 PCM

Flat 1 10 Queen Street, Cirencester, GL7 1HD

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Welcome to Queen Street - The opportunity to rent this ONE-BEDROOM ground floor flat close to local shops and amenities. Situated in a period property, and within an easy walk to Cirencester's market place.

Description

Accessed via a spacious communal lobby with telephone intercom system. Feeling light and airy, the flat is laid out with an entrance hallway, living room with open-plan well-fitted kitchen. The bedroom has a built-in wardrobe and a window to the front. The bathroom has a bath, shower, handbasin, towel warmer, window and w/c.

Essentials

This property benefits from gas fired central heating with traditional radiators. EPC Rating: D

Council tax

Cotswold District Council - PO Box 9, Council Offices, Trinity Road, Cirencester, GL7 1PY - 01285 623 000: Valuation Band: A - £tbc 2023/24

Available

This Flat is available mid/October

Tenancy security deposit

A deposit of 5 weeks rent is required and Secured in the DPS (Deposit Protection Scheme).

Viewings

Viewings are welcomed by prior appointment Monday to Friday 8am - 6pm. Weekend and evening viewings are also available giving reasonable notice through the Landlord's Agent - Our team look forward to hearing from you soon.

Residential Sales | Lettings | Management | Commercial

Agents notes

We inform our potential tenants that these letting

details have been prepared as a general guide. The room sizes are to be taken as a guide and not relied upon for measuring for furniture etc.

Compliance

The floor plan is for layout guidance only and is not created to scale. All dimensions, shapes and compass bearings are approximate and should not be relied upon without checking them first.

Please discuss with our team, any aspects which are particularly important to you before travelling to view this property.

Please note that accordance with Letting Regulations potential tenants will be required to provide proof of identification documents no later than where a tenant's offer is informally accepted by our landlord.

Client Money Protection

Adkins is compliant with the mandatory regulation 'Client Money Protection Scheme' CMP, this protection is in place for the benefit of both tenants and landlords.

Redress scheme

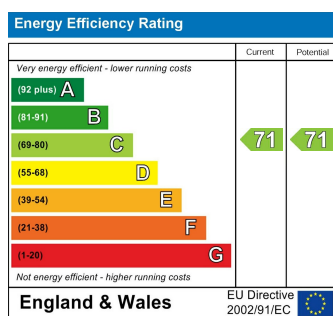
We are members of The Property Ombudsman

Landlords

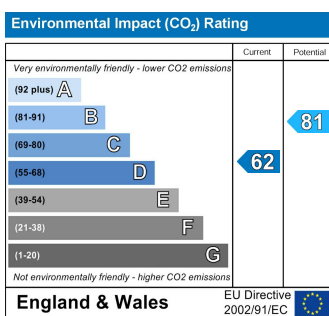
If you're looking for an agent that differs from the norm, then we would love to hear from you. We welcome new landlords to experience our award winning service. Landlords and tenants can be assured that they are in safe hands!

Social media

Like and Share our posts and receive notification when new listings become available @adkinsproperty



The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO₂) emissions. The higher the rating the less impact it has on the environment.

IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

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