WAVERLEY ROAD

SOUTHSEA | HAMPSHIRE | PO5 2PR













MONTHLY RENTAL OF £1,300

We are delighted to offer for rent this spacious split level apartment situated on the corner of Allens Road a requested residential area being close to all amenities, the train station, Albert Road, excellent independent and public schools, and easy walking distance to Southsea seafront. This beautifully presented home is approached via the private South facing front garden with the internal accommodation comprising of: an entrance leading through to the living room with ornate cornices and feature fireplace, feature archway corbels to the new modern fitted kitchen with appliances and breakfast bar, understairs cupboard and family bathroom. Stairs lead up to the landing with separate cloakroom, double bedroom and stairs leading to the master bedroom. The property benefits from being redecorated and new carpets throughout. Offered unfurnished and available now. Viewings simply are a must!

- Period Split Level Apartment
- Spacious Living Room, Modern Kitchen
- Two Double Bedrooms, Family Bathroom
- Low Maintenance Front Garden
- Deposit £1500.00, EPC D & Tax Band C
- Offered Unfurnished & Available Now!



What you need to do

- 1. Pay Holding Deposit equivalent to one weeks rent. This will be refunded if your application is unsuccessful unless you have provided false or misleading information in which case it will be retained.
- 2. Provide I.D. proof of address [see list of acceptable items]
- Complete `Vouch` application form and follow the instructions/prompts which the system will send you.

What happens next?

- Vouch will request references and conduct a credit check based on the information you provide
- 2. Vouch will keep you informed throughout the process.

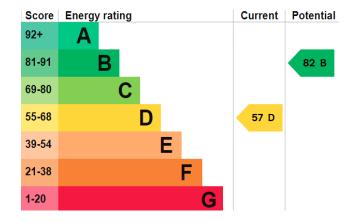
Please be aware that it is your responsibility to ensure that any referees e.g. previous Landlords/Agents/Employers are aware of the requirement to provide information on your behalf and a speedy decision will be entirely dependent on the information being provided promptly so you are advised to chase/encourage your referees as appropriate . You may contact Vouch if you have any issues during this process.

- 3. The Property can only be held for a maximum of 14 days whilst your application is processed At the end of this period if the information required has not been received, we are obliged to return your holding deposit and reject your application [unless an extension is agreed otherwise]
- 4. Once the process is completed you will be advised of the decision.

When can I move in?

5. Once you have been informed that your application to rent has been approved a move in date will be confirmed and you will be required to pay the balance of monies due, i.e the remainder of the security deposit and the initial rental, and to sign the tenancy agreement.

Please refer to our Guide for Tenants, for full details of all the above.



Southsea Sales & Lettings 7/9 Stanley Street, Southsea, PO5 2DS Tel: 023 9281 5221 Old Portsmouth & Gunwharf Quays The Seagull, 13 Broad Street, Old Portsmouth, PO1 2ID Tel: 023 9281 5221

Drayton & Out of Town 139 Havant Road, Drayton, PO6 2AA Tel: 023 9221 0101

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