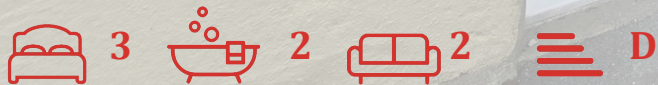




Bloomfield Terrace

Portland, DT5 2AB



£1,150 PCM



Bloomfield Terrace

Portland, DT5 2AB

- Recently Redecorated Throughout
- Available for Long Term Let
- Two Brand New Bathrooms
- Two Downstairs Reception Rooms
- Character Features
- Close to Easton Square
- Supermarket & Amenities Nearby
- Garden Currently Being Landscaped
- Light & Airy Accommodation
- Pets Considered





****AVAILABLE NOW FOR LONG TERM LET****

This THREE BEDROOM, TWO RECEPTION ROOM HOUSE arranged over three storeys is presented UNFURNISHED for LONG TERM LET. The property boasts LIGHT AND AIRY ACCOMMODATION and is situated MOMENTS FROM EASTON SQUARE with a SUPERMARKET and RANGE OF AMENITIES.

Stepping over the threshold you find yourself in the entrance hallway. The hallway presents the two downstairs reception rooms as well as a staircase ascending to the first floor.



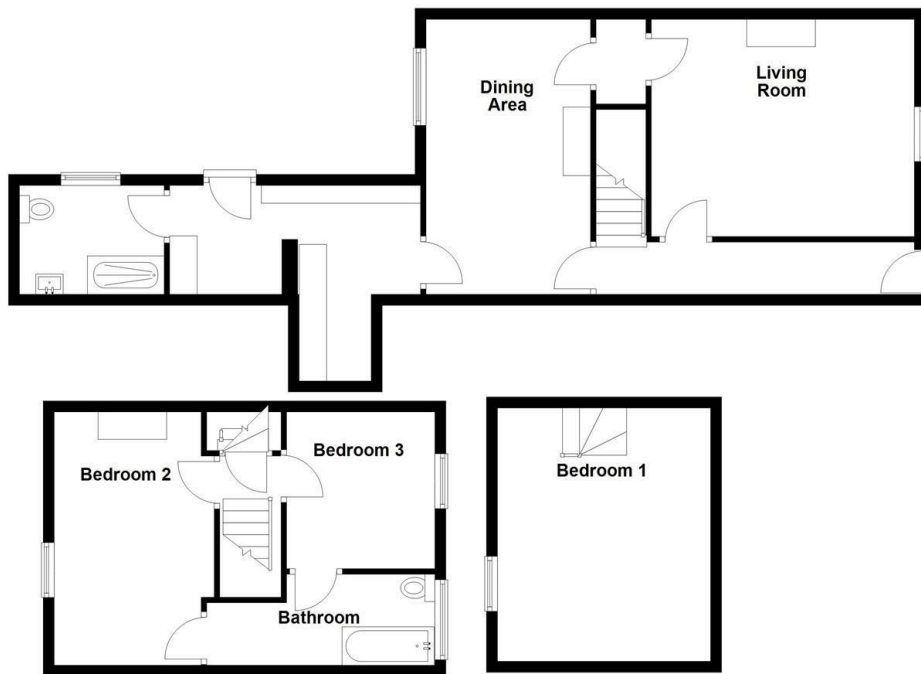
The front aspect living room is a cosy space with light filling the space from the front aspect window as well as feature stone fireplace with log burner and access to the walkthrough understairs storage cupboard. Through the hallway, you find yourself in the second reception room. The room presents a rear-aspect window overlooking the garden; feature stone fireplace with log burner; access to the walkthrough understairs storage cupboard and also into the lounge.

The kitchen comprises white modern-style base level and wall mounted units with wood-effect worktops, colourful mosaic-style splashback and space for some freestanding appliances. To the rear of the downstairs accommodation, you find yourself in the BRAND NEW shower room. The shower room hosts an enclosed shower cubicle, WC and wash hand basin.

The first floor comprises two double bedrooms and jack and jill bathroom. Each bedroom is well-proportioned and is light and airy. The modern bathroom comprises a p-shaped bath tub with screen and shower overhead; WC and wash-hand basin.

The second floor comprises a sizeable third bedroom which is light and airy and hosts plenty of floorspace, perfect for those not wanting to compromise on bedroom furniture.

The garden is due to be landscaped prior to the tenancy commencement, with a good sized patio area and the remainder being laid to lawn.



Living Room
10'7" x 10'3" (3.25 x 3.13)

Dining Room
9'10" x 11'1" (3 x 3.4)

Kitchen
9'10" max x 6'6" (3 max x 2)

Shower Room
6'10" x 4'7" (2.1 x 1.4)

Bedroom One
13'7" x 13'7" (4.15 x 4.15)

Bedroom Two
9'10" x 13'1" max (3 x 4 max)

Bedroom Three
7'10" x 8'2" (2.4 x 2.5)

Jack and Jill Bathroom
8'2" x 5'10" (2.5 x 1.8)

Additional information
The following details have been provided by the vendor, as required by Trading Standards. These details should be checked by your legal representative for accuracy.

Property type: Mid-Terrace House
Property construction: Standard
Mains Electricity
Mains Water & Sewage: Supplied by Wessex Water
Heating Type: Gas Central Heating
Broadband/Mobile signal/coverage: For further details please see the Ofcom Mobile Signal & Broadband checker.
checker.ofcom.org.uk/

Disclaimer
These particulars, whilst believed to be accurate are set out as a

general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. All measurements are approximate. Any details including (but not limited to): lease details, service charges, ground rents, property construction, services, & covenant information are provided by the vendor and you should consult with your legal advisor/ satisfy yourself before proceeding. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

Tenant Fee's

Pet Policy -

In the event a tenancy is agreed with the permission for a pet to reside at the address an additional rent charge of £25 PCM will be charged.

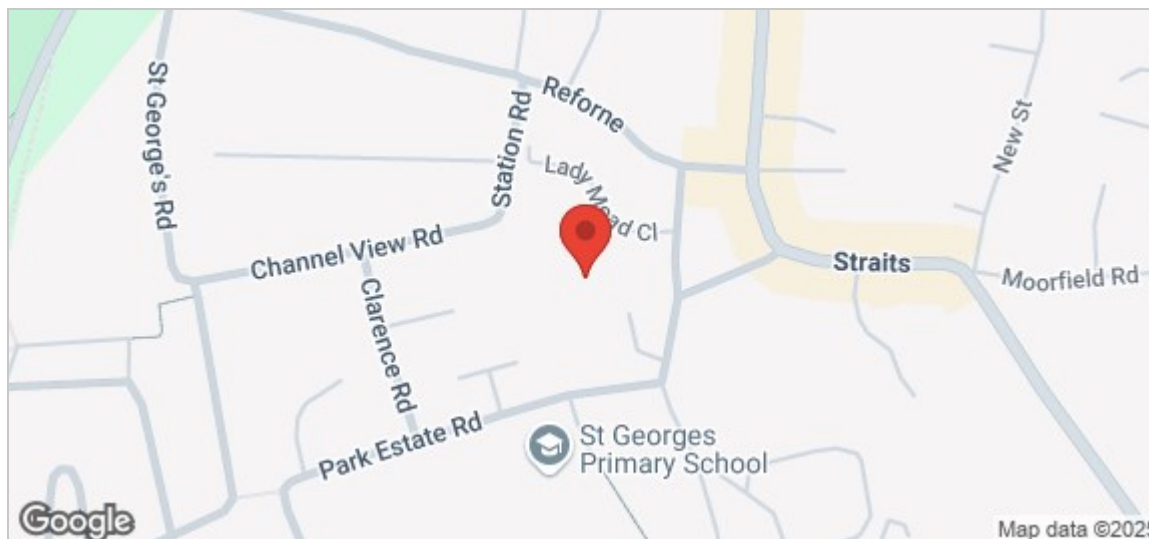
Holding Deposit (per tenancy) — One week's rent.
This is to reserve a property. Please Note: This will be withheld if any relevant person (including any guarantor(s)) withdraw from the tenancy, fail a Right-to-Rent check, provide materially significant false or misleading information, or fail to sign their tenancy agreement (and / or Deed of Guarantee) within 15 calendar days (or other Deadline for Agreement as mutually agreed in writing).

Security Deposit (per tenancy. Rent under £50,000 per year) — Five weeks' rent.
This covers damages or defaults on the part of the tenant during the tenancy.

Security Deposit (per tenancy. Rent of £50,000 or over per year) — Six weeks' rent.
This covers damages or defaults on the part of the tenant during the tenancy.

Unpaid Rent
Interest at 3% above the Bank of England Base Rate from Rent Due Date until paid in order to pursue non-payment of rent.
Please Note: This will not be levied until the rent is more than 14 days in arrears.

Lost Key(s) or other Security Device(s)
Tenants are liable to the actual cost of replacing any lost key(s) or other security device(s). If the loss results in locks needing to be changed, the actual costs of a locksmith, new lock and replacement keys for the tenant, landlord any other persons



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		82
(81-91) B		
(69-80) C		
(55-68) D	68	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales		EU Directive 2002/91/EC