






RIVERSIDE RISE ALLINGTON SP4
£1,995 PER MONTH AVAILABLE 13/08/2024

Hamptons
THE HOME EXPERTS

{ THE PARTICULARS

Riverside Rise Allington SP4

£1,995 Per Month
Unfurnished

 **4 Bedrooms**
 **3 Bathrooms**
 **2 Receptions**

Features

- Four Bedrooms, - Village Location, -
Council Tax Band - E, - Two En-Suites, - Car
Port, - Pets Considered

Council Tax

Council Tax Band E

Hamptons

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{ A WONDERFUL FAMILY HOME IN A POPULAR VILLAGE LOCATION.

The Property

A well planned four bedroom detached house offering light and spacious living accommodation. Upon entering the home you are greeted by a welcoming entrance hall providing access to all of the ground floor accommodation. The lovely dual aspect kitchen/dining room is ideal for entertaining and opens out onto the rear garden through double glazed French doors, it further benefits from integrated dishwasher and fridge-freezer. Adjoining the kitchen is a utility room which has its own outside door and space and plumbing for a washing machine. The remainder of the ground floor is made up of an excellent sized living room, separate study and cloakroom. The turn staircase leads up to the first floor landing which gives way to all four bedrooms and a family bathroom, with the primary bedroom benefitting from an en-suite shower-room, the second bedroom further benefits from an en-suite. An efficiently designed home offering flexible accommodation. Set in a good sized garden, which is mainly to the rear, and laid to lawns with a terrace leading from the living room and kitchen. The house also has an expansive block paved car port which affords off street parking for multiple vehicles.





For Clarification

We wish to inform prospective tenants that we have prepared these particulars as a general guide and they have been confirmed as accurate by the landlord. We have not verified permissions, nor carried out a survey, tested the services, appliances and specific fittings. Room sizes are approximate and measurement figures rounded: they are taken between internal wall surfaces and therefore include cupboards/shelves, etc. Accordingly, they should not be relied upon for

carpets and furnishings. It should also be noted that all fixtures and fittings, carpeted, curtains/blinds, kitchen equipment and garden statuary, whether fitted or not, are deemed removable by the landlord unless specifically itemised with these particulars. Please enquire in office or on our website for details on holding deposit and tenancy deposit figures.

Energy Efficiency Rating		Current	Potential
		84	92
<small>For more information on energy costs</small> <small>For more information on energy costs</small>			
<small>England & Wales</small>			<small>EU Directive</small> <small>2002/91/EC</small>

