



5 West Woodyates, West Woodyates, Dorset, SP5 5QS

£1,275 PCM

## Description

A well presented, two bed detached house quietly situated on a private estate in East Dorset surrounded by stunning panoramic views. The interior boasts an ideal balance of olden charm and modern-day conveniences, comprising of a lounge dining area incorporating a working fireplace and shelving storage, which leads through to a recently renovated kitchen featuring various fitted units, including a single electric oven and space for a fridge freezer and a washing machine. Moving through from the kitchen, there is a ground floor bathroom with an electric shower, W.C. and a wash hand basin. A boot room sits adjacent to the kitchen.

On the first floor, there are two double bedrooms with sufficient storage and gorgeous views over the surrounding land.

Outside, there is a large garden to the rear of the property with flat lawn bordered by mature hedges. There is a shed for outdoor storage, a bright summerhouse and decking. The rear garden can be accessed via the boot room and a side gate. There are some useful outbuildings, including a workshop and garages and off-road parking for several cars. The property has electric heating throughout. Available unfurnished on a long-term basis.

## A Note From the Whites Letting Team

Thank you for considering Whites as your letting agent. As a proud member of the Royal Institution of Chartered Surveyors (RICS), we aspire to uphold its core values by providing a fair, efficient, and transparent service for all prospective tenants. Below we've outlined how we manage property enquiries and applications to help set expectations and guide you through the letting application process.

To begin the process of enquiring about one of our properties, please click the 'Request Further Details/Info' button on the property listing. This will send us your contact information, and we'll get back to you as soon as possible with a short questionnaire to complete. Once we've received your completed questionnaire, your enquiry will be registered with the relevant Property Manager. Please note, only those who complete this step will be considered as having formally enquired about the property.

Due to the high level of interest we often receive, we regret that we aren't often able to offer everyone a viewing. Where possible, we handle enquiries in the order they are received and arrange viewings in groups of up to 4 for the first round. If the property remains available, an additional round of viewings may be scheduled. To manage expectations, we may also temporarily pause viewings to review enquiries. If this happens, we'll do our best to update the property listing accordingly.

Please note that applications are not decided on a first-come, first-served basis. We aim to ensure a fair process for everyone, and all applications will be carefully considered on its merits by us, in conjunction with the landlord, before a final decision is made.

The availability date listed is provisional and will only be confirmed once referencing has been successfully completed.

## Key Points -

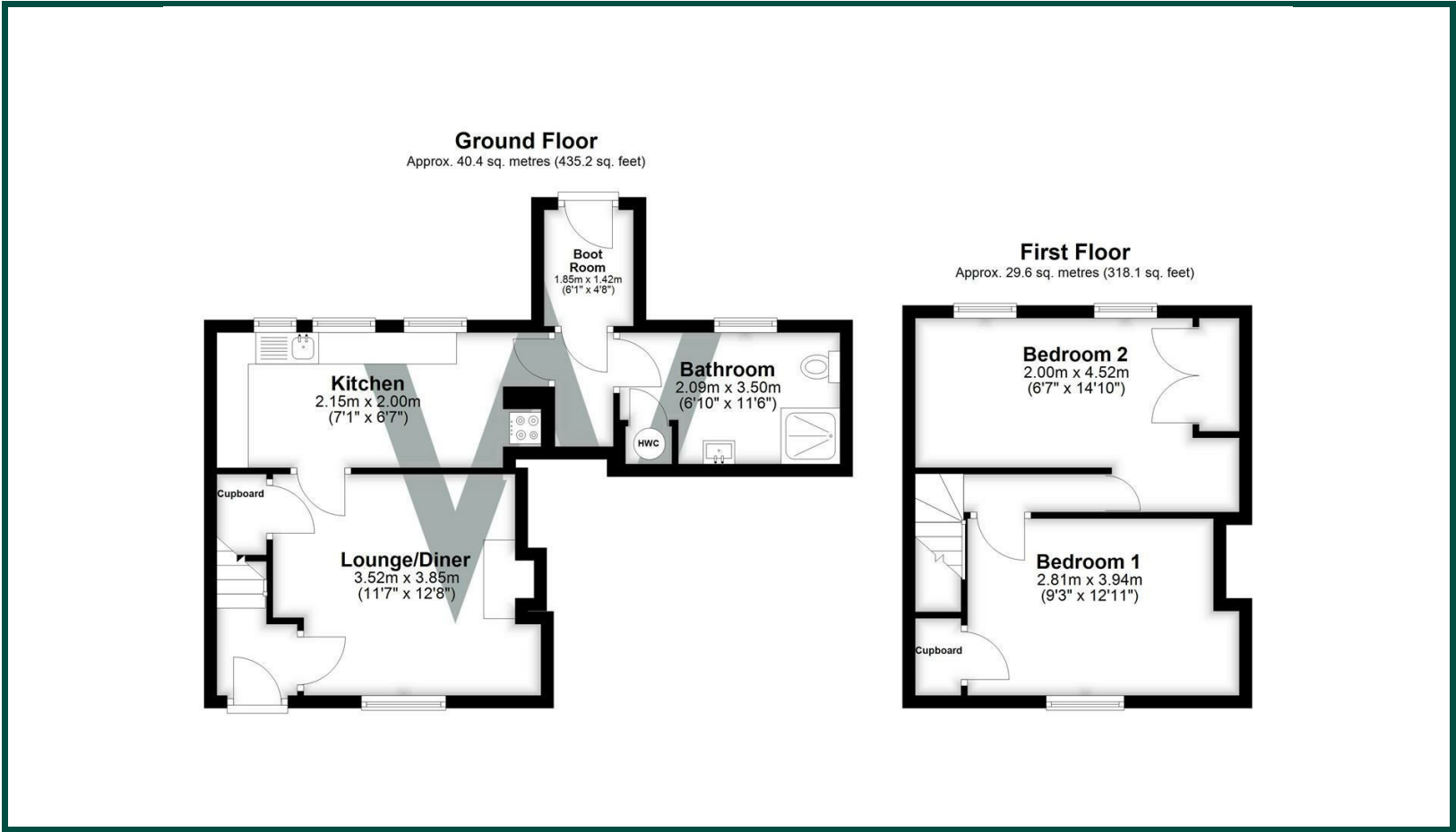
- 2 BEDROOMS
- 1 BATHROOM
- LARGE GARDEN
- GARAGES AND WORKSHOP
- SITUATED ON PRIVATE ESTATE
- ELECTRIC HEATING
- EPC E
- QUIET RURAL LOCATION
- UNFURNISHED
- LONG TERM LET

## Location -





Floor Plan -



EPC -

