



11 Roseville Street
Dartmouth
£850 Per month

Freeborns
ESTATE AGENTS

A recently modernised, fully furnished 2 bedroom cottage with rear balcony. This property benefits from a central location; a short and level walk from Dartmouth Town Centre.



11 Roseville Street, Dartmouth, Devon, TQ6 9QH

DIRECTIONS:

From Dartmouth boat float, by foot or by car, passing The Royal Castle Hotel on your left, take the next left into Duke Street. Continue along Duke Street for approx 400yds before taking the 4th turning on the right beside the old Post Office into Roseville Street, follow the road around to the right and the property is on the right hand side.

ENTRANCE LOBBY:

With electric meter and fuse boxes and under stairs storage area, door leads to the.

LOUNGE:

With laminate flooring, radiator and wall mounted tv.

KITCHEN:

With stainless steel sink unit, range of base units, electric cooker and hob with extractor, washing machine, fridge freezer, staircase from lounge leads to;

FIRST FLOOR

LANDING:

With radiator and uPVC window to front.

BEDROOM 1:

With uPVC window to front and radiator.

BATHROOM / WC:

Panelled bath with mixer shower attachment plus basin and low level WC, radiator, tiled surrounds and door leading to.

OUTSIDE BALCONY / SITTING AREA

SECOND FLOOR:

Boiler cupboard with storage and door leading to;

ATTIC BEDROOM:

With exposed beam ceiling, restricted head height, uPVC window to front and radiator.

SERVICES:

Mains electricity, gas, water and drainage are connected.

COUNCIL TAX BAND: B

LOCAL AUTHORITY

South Hams District Council

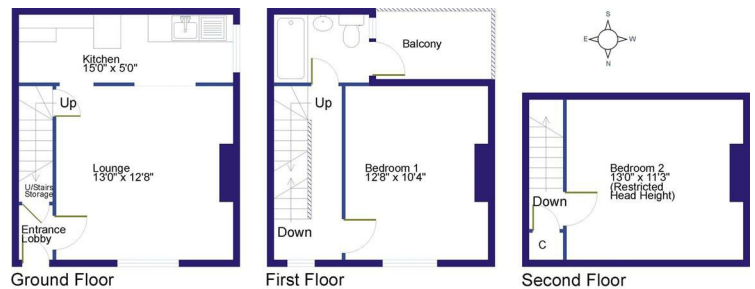
EPC: D

PLEASE NOTE

NO PETS, NO SMOKING IN PROPERTY AND NO MULTIPLE OCCUPANCY. References required together with a holding fee of 1 weeks rent and deposit of 5 weeks rent.

CONSUMER PROTECTION FROM UNFAIR TRADING

These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance, verification should be obtained. They do not constitute a contract or part of a contract. All measurements are approximate. No guarantee can be given with regards to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested. Items shown in photographs are NOT necessarily included. Interested parties are advised to check availability and make an appointment to view before travelling to see a property.



SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY
All measurements walls doors windows fittings and appliances their sizes and locations are shown conventionally and are approximate only and cannot be regarded as being a representation either by the Seller, his Agent nor Business Etc Ltd
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