



**CARLTON, DN14 9NB**

**£750 PCM**

A well appointed modern two bedroom town house briefly comprising of:- gas central heating system, double glazing, entrance porch, lounge, kitchen, stairs to first floor landing, two bedroom and bathroom, enclosed gardens to front and rear, garage, internal inspection highly recommended.

**EPC: D**





| Energy Efficiency Rating                           |  | Current                 | Potential |
|--|--|-------------------------|-----------|
| <i>Very energy efficient - lower running costs</i> |  |                         |           |
| (92 plus) A  |  |                         | 88        |
| (81-91) B  |  |                         |           |
| (69-80) C  |  |                         |           |
| (55-68) D  |  | 66                      |           |
| (39-54) E  |  |                         |           |
| (21-38) F  |  |                         |           |
| (1-20) G   |  |                         |           |
| <i>Not energy efficient - higher running costs</i> |  |                         |           |
| <b>England &amp; Wales</b>                         |  | EU Directive 2002/91/EC |           |

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

Thorne Lettings  
 94 King Street  
 Thorne  
 Doncaster  
 South Yorkshire  
 DN8 5BA

01405 816893  
 thorne@screetons.co.uk  
 www.screetons.co.uk

