

Property ref: 134719



## Medway Close, Wokingham, RG41 3TP

**£2,350 PCM**



Well presented four bedroom detached property situated in Woosehill. Entrance hall leading to fitted kitchen/breakfast room, cloakroom, spacious lounge with patio doors to private garden. Feature stairway, hall storage, two double bedrooms with fitted wardrobes in primary, two single bedrooms, family bathroom with shower over bath. Mature maintained private garden with two sheds and access to garage to be used as storage only due to restricted space. Driveway parking for two vehicles. Presented on an unfurnished basis. EPC Band Rating D. Wokingham Council Tax Band E. Pet Friendly.

**Available 07/05/2025**

- Four Bedroom Detached Property
- Spacious Living Room
- Modern Kitchen And Breakfast Room
- Enclosed Private Garden
- Driveway Parking And Single Garage
- Unfurnished And Pet Friendly

\*Fees For Assured Shorthold Tenancies: when you rent a property from us you will be required to pay a sum equivalent to one weeks' rent for a holding deposit. Upon successful application, this amount will be off set against your first months' rent. You will also be required to pay a security deposit equivalent to 5 weeks' rent which will be held and protected in line with Deposit legislation. For more information about our fees please visit: [www.michael-hardy.co.uk](http://www.michael-hardy.co.uk)  
Fees for all other tenancies (Non Housing Act Tenancies / Company Lets): when you rent a property from us we will charge you a one-off fee per property. This charge is the equivalent of 15 days of the monthly rental charge (+VAT) with a minimum fee of £450 (inc.VAT) up to a maximum of £650 (inc.VAT). Other fees may apply depending on your circumstances.

**0118 9776 776**

**[lettings@michael-hardy.co.uk](mailto:lettings@michael-hardy.co.uk) [www.michael-hardy.co.uk](http://www.michael-hardy.co.uk)**

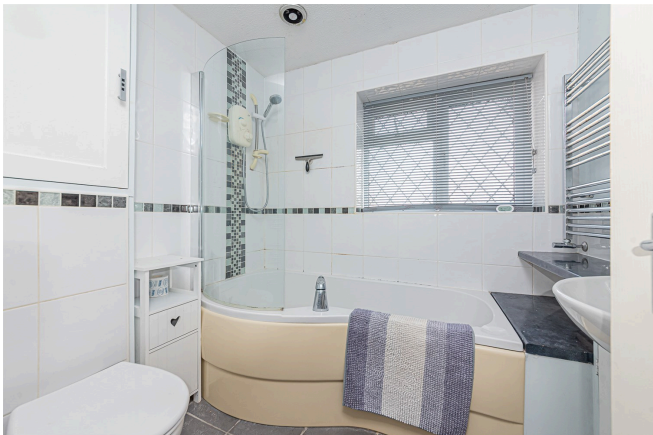
**Michael Hardy Lettings, 9 Broad Street, Wokingham, , RG40 1AU**



Heating Type: Gas  
Water supply: mains  
Drainage info: mains  
Electricity supply: mains  
Gas supply: mains  
Broadband/Mobile Info: Connections available. For an indication of specific speeds and supply of Broadband and Mobile, we advise applicants go to the Ofcom website Broadband and Mobile Coverage Checker.

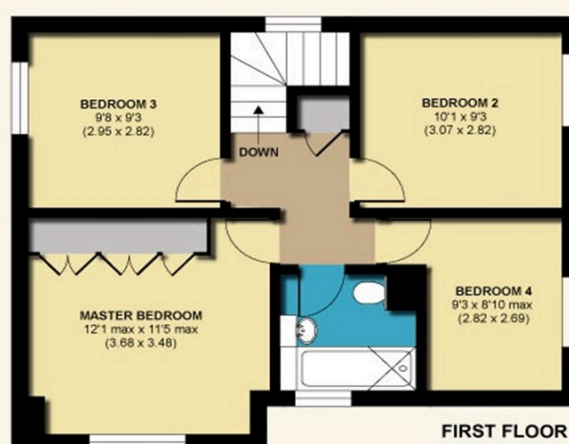
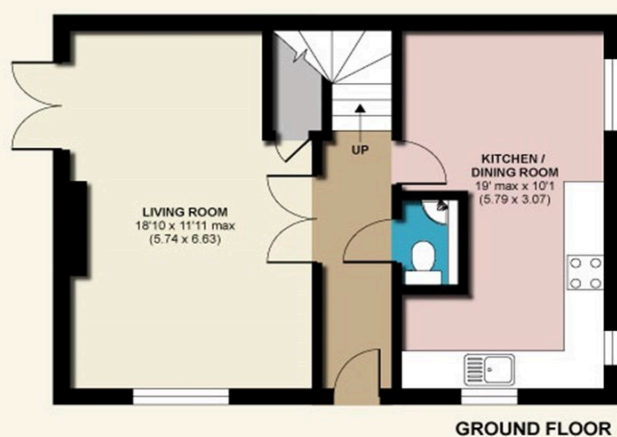






## Medway Close, Wokingham

APPROX. GROSS INTERNAL FLOOR AREA 1044 SQ FT 96.9 SQ METRES



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. Specifically no guarantee is given on the total square footage of the property if quoted on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.

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