



## 3 The Dwellings Bromyard Road, Malvern, WR13 5JL

**£1,000 Per Month**

A three bedroom end of terrace unfurnished property in a semi rural location in Cradley with fabulous views over the countryside. The accommodation comprises; porch, lounge with log burner, kitchen diner with range style cooker, three bedrooms and bathroom with shower over bath, wash hand basin and WC. The property has oil fired central heating and has a rear garden with patio and lawn area. Available immediately. EPC rating E, Council tax band C, Deposit £1153, Holding deposit £230.

**\*\*\*ONLY AVAILABLE FOR A SHORT TERM 6 MONTH CONTRACT\*\*\*.**





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## Information

### TENANT FEES:

**HOLDING DEPOSIT:** A refundable\* holding fee equivalent to one week's rent (£230 ) is payable in advance in order to reserve the property. The holding fee will be deducted from the first month's rent payment. \*Conditions apply

**DEPOSIT:** A deposit of £1153 will be required as security against damage or arrears of rent.

**RENT:** £1000 Per calendar month.

**FURNISHINGS:** The property is offered to let unfurnished

**RESTRICTIONS:** Non-smokers only, May consider pets

**TERM:** Short term six month contract only

**APPLICATION:** You must complete an application form and online referencing form. This must be completed and returned promptly. Photographic ID (passport) and a current proof of address will be required by all applicants

The property will remain on the market until satisfactory referencing has been received from our referencing company



### Energy Efficiency Rating

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

### Environmental Impact (CO<sub>2</sub>) Rating

	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not environmentally friendly - higher CO <sub>2</sub> emissions		
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