



## Addlestone

**£1,295 PCM**

- Two double bedrooms
- Appliances included
- Well presented
- Available LATE JUNE

- Lounge/dining room
- UPVC Double glazing
- Viewings recommended

- Separate kitchen
- Gas Central Heating
- Unfurnished

A well presented, spacious two double bedroom first floor apartment located above shops in Ongar Parade which is located a short drive to Addlestone Town Centre with good shopping facilities and a train station. The property comprises: Two double bedrooms, lounge/dining room, modern fitted kitchen with appliances and fitted white bathroom. The property benefits from gas central heating and double glazing throughout. AVAILABLE LATE JUNE UNFURNISHED.

## Viewings

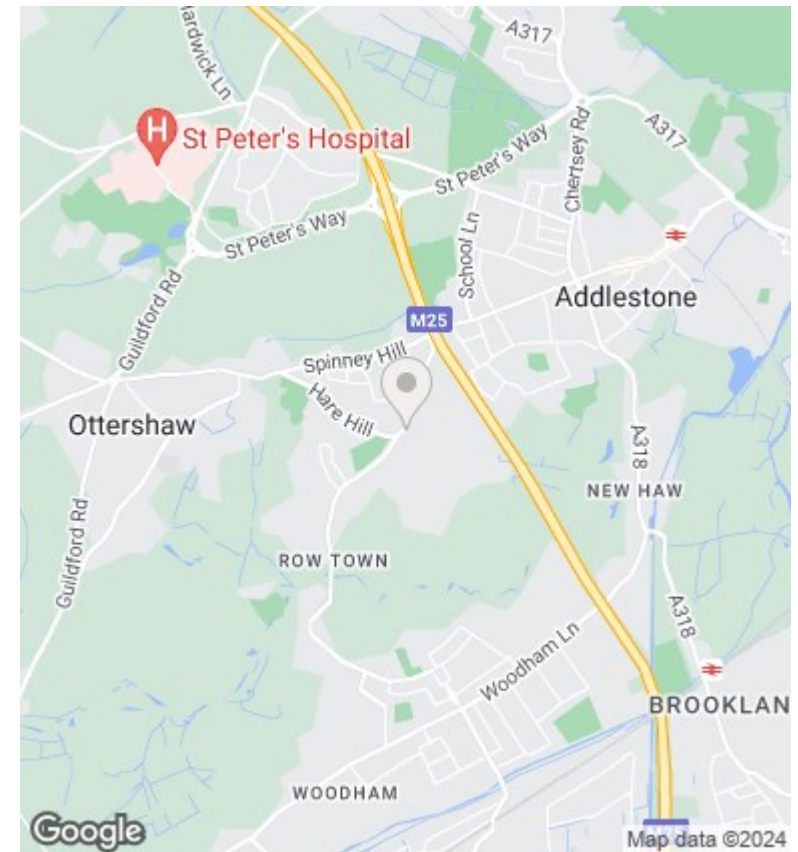
Viewings by arrangement only. Call 01932 582501 to make an appointment.

## Council Tax Band

D

## EPC Rating:

D



| Energy Efficiency Rating                           |  | Current                 | Potential |
|--|--|-------------------------|-----------|
| <i>Very energy efficient - lower running costs</i> |  |                         |           |
| (92 plus) <b>A</b>                                 |  |                         |           |
| (81-91) <b>B</b>                                   |  |                         |           |
| (69-80) <b>C</b>                                   |  |                         |           |
| (55-68) <b>D</b>                                   |  | 65                      | 65        |
| (39-54) <b>E</b>                                   |  |                         |           |
| (21-38) <b>F</b>                                   |  |                         |           |
| (1-20) <b>G</b>                                    |  |                         |           |
| <i>Not energy efficient - higher running costs</i> |  |                         |           |
| <b>England &amp; Wales</b>                         |  | EU Directive 2002/91/EC |           |