



## **19 GAYDON CLOSE, REDDITCH, B98 7LZ**

**£1,100 PER CALENDAR MONTH**

This well presented property is situated in Lodge Park. The ground floor offers a small porch into the entrance hallway, an open floor kitchen/lounge with access into the spacious garden. The first floor comprises of two double bedrooms, one with built in storage/wardrobes, a decent sized single bedroom and a modern family bathroom. This property offers gas central heating and off road parking. Please get in touch to be booked in for viewings.

A Holding Deposit of £253.85 will be taken at the point of application acceptance and will be deducted from the first months rent due on tenancy commencement date.

Vizors is a member of Propertymark which is a client money protection scheme, and also a member of The Property Ombudsman which is a redress scheme.

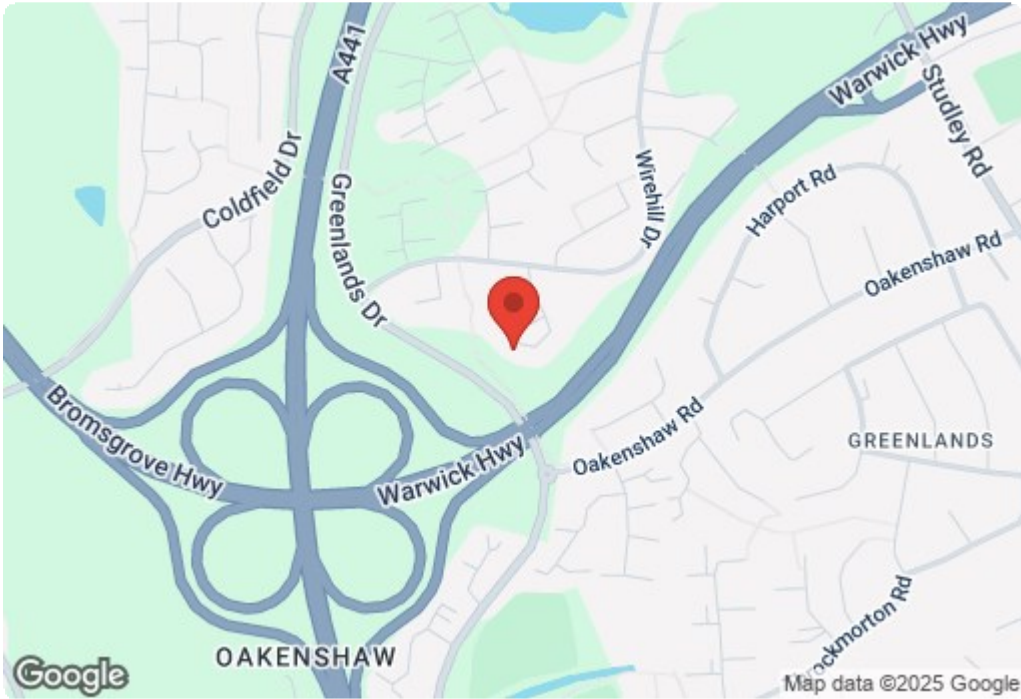
All tenancies start with a initial 6 month fixed term, unless agreed by negotiation.  
COUNCIL TAX BAND: C (correct at the time of marketing commencement)

## Vizors Estate Agents Ltd

📍 Hyde House, 52 Bromsgrove Road  
Redditch B97 4RJ

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| Energy Efficiency Rating  |         |                            |
|---|---------|----------------------------|
|   | Current | Potential                  |
| Very energy efficient - lower running costs                     |         |                            |
| (92 plus) A   | 65      | 83                         |
| (81-91) B   |         |                            |
| (69-80) C   |         |                            |
| (55-68) D   |         |                            |
| (39-54) E   |         |                            |
| (21-38) F   |         |                            |
| (1-20) G  |         |                            |
| Not energy efficient - higher running costs                     |         |                            |
| England & Wales   |         | EU Directive<br>2002/91/EC |
| Environmental Impact (CO <sub>2</sub> ) Rating                  |         |                            |
| Very environmentally friendly - lower CO <sub>2</sub> emissions |         |                            |
| (92 plus) A   |         |                            |
| (81-91) B   |         |                            |
| (69-80) C   |         |                            |
| (55-68) D   |         |                            |
| (39-54) E   |         |                            |
| (21-38) F   |         |                            |
| (1-20) G  |         |                            |
| Not environmentally friendly - higher CO <sub>2</sub> emissions |         |                            |
| England & Wales   |         | EU Directive<br>2002/91/EC |

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