



Adrian Wedlake
RESIDENTIAL LETTINGS & MANAGEMENT



Old Street, Clevedon, BS21 6BN

£1,250 Per month





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Old Street

Clevedon, BS21 6BN

- A Victorian Terraced House
- Original Features
- Double Glazed
- Close Proximity to Clevedon Town Centre
- 2 Bedrooms
- Gas Central Heating
- Gardens To The Front And Rear
- A Must View!

Adrian Wedlake Residential Lettings & Management are proud to bring to the rental market this terraced Victorian home. Inside the accommodation boasts original features. This home offers a sitting room, dining room, kitchen, 2 bedrooms and bathroom. Outside there are gardens to the front and rear. The rear garden attracts the afternoon sun, an ideal place to enjoy a glass of wine.



Accommodation

From Old Street a path with steps leads to the front door. Door opens to :

Entrance Hall

Stairs rising to first floor. Radiator. Door opens to :

Sitting Room

14'2 x 11'2 (4.32m x 3.40m)

Measurements into bay. Double glazed window. Feature fireplace. Wooden shelving. Radiator.

Dining Room

14'7 x 13 max x 11'8 min (4.45m x 3.96m max x 3.56m min)

Double glazed sash window. Radiator. Understairs storage cupboard. Feature fireplace. Door opens to :

Kitchen

12'5 x 8'1 (3.78m x 2.46m)

Base and eye level units with working surfaces. Tiled splash back. Bowl and half sink. Double oven for 4 ring gas hob. Space and plumbing for a washing machine and dish washer. Space for fridge freezer. Radiator. Double glazed window. Door providing access to the rear garden.





Stairs & Landing

Door opens to :

Bedroom 1 15'1 x 11'9 (4.60m x 3.58m)
Double glazed window over looking Old Street. Radiator.
Floor boards. Feature fireplace.

Bedroom 2
15'4 x 6'6 max x 5'8 min (4.67m x 1.98m max x 1.73m min)
Double glazed window over looking the rear garden.
Radiator.

Bathroom
A white suite comprising pedestal wash hand basin, WC and bath with shower. Partially tiled walls. Radiator. Obscure double glazed window. Feature fireplace.

Outside
To the front of the property a patio and stone chipped area with mature shrubs to the border.

The rear garden offers an outside storage area. Steps lead up to a decked area, raised flowerbed and mature shrubs to the border. A gate providing rear access.

Rent Per Calendar Month : £1250.00

Deposit : £1442.00

Energy Performance Certificate Rating : D

Council Tax Band : C

Members Of The Property Ombudsman

Health & Safety. We would like to bring to potential viewers attention the potential risks when viewing a property. Please take care when viewing the property. We cannot take any responsibility for accidents that take place on a viewing.





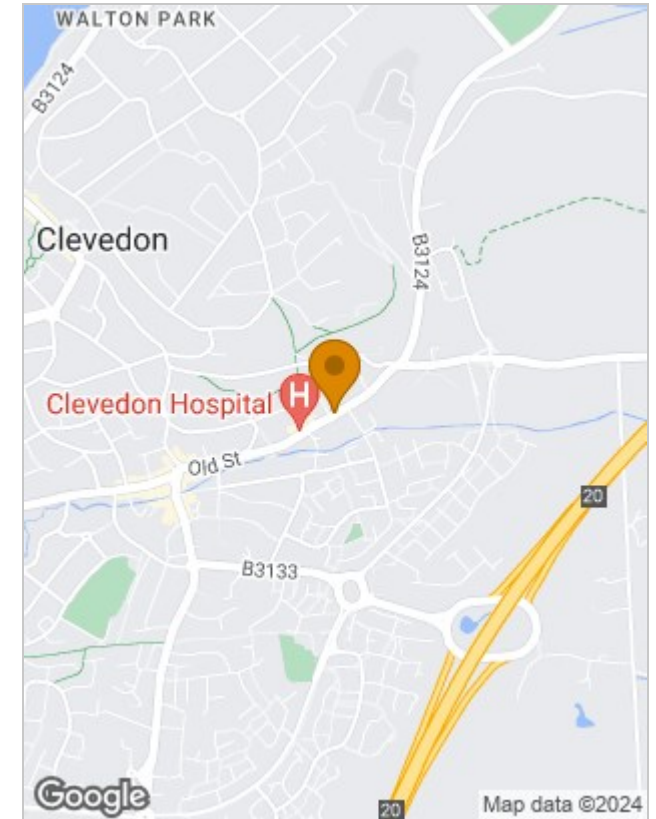


Viewing

Please contact our Adrian Wedlake Residential Lettings & Management Office on 07931138802 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

Location Map



Energy Performance Graph

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		56	56
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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