



House - Terraced (EPC Rating: C)

# 17 CHICHESTER CLOSE, BELMONT, HEREFORD, HR2 7YU

Per Calendar Month

## £925 Per



# 2 Bedroom House - Terraced located in Hereford

| Terraced Property | Recently Upgraded - New Carpets / Paintwork | Two Bedrooms | Kitchen | Sitting Room | Ensuite Facilities | Bathroom | Enclosed Rear Gardens | Parking | Garage | Available For Immediate Occupation Subject To Referencing | EPC C |

## The Property

Situated in this popular residential location, a modern two bedroom mid terraced house having sitting room, kitchen/diner two bedrooms, en-suite and bathroom, low maintenance rear garden and a single garage with off road parking.

With entrance door leading into

## Entrance Porch

With fitted carpet, window to front, ceiling light point, wall mounted fuse box and door into

## Living Room

With newly fitted carpet, two radiators, ceiling light point, coving, carpeted stairs leading up, double glazed window with fitted blind to the front aspect and door to

## Kitchen/ Diner

Fitted with matching wall and base cupboards, work surface space over, 1 1/2 bowl stainless steel sink and drainer unit, four ring gas hob with extractor over and electric oven below, under counter space for washing machine, space for freestanding fridge/freezer, wall mounted gas central heating boiler, two ceiling light points, double glazed window, radiator, space for a dining table, newly fitted vinyl and door out to the

## Rear Porch

With tiled floor, power point, double glazed window and doors out to the rear garden.

## First Floor Landing

With newly fitted carpet, radiator, ceiling light point, smoke alarm, loft hatch and doors to

## Bedroom One With Ensuite

With newly fitted carpet, coving, ceiling light point, two double glazed windows to the front aspect with fitted blinds, radiator, one single built in storage cupboard with fitted shelf and radiator, a double fitted wardrobe with bi-folding door, hanging rail and wooden shelf, a door then leads into the ensuite shower room with fitted corner shower cubicle, electric shower over and panelled surround, wash hand basin with tiled splash back, low flush w/c, radiator, ceiling light point and vinyl flooring.

## Bedroom Two

With newly fitted carpet, ceiling light point, coving, radiator and double glazed window with fitted blind to the rear aspect.

## Bathroom

Three piece suite comprising panelled path, pedestal wash hand basin, low flush w/c, radiator, double glazed window, ceiling light and newly laid vinyl.

## Outside

To the rear, a low maintenance garden mostly laid to patio with a small area of lawn enclosed by fencing with rear access gate and wooden storage shed. The property also benefits from a single garage with up and over door with parking to the front.

## Tenancy Information And Permitted Payments

For information and payments in relation to the property please follow the Tenancy Information link. This can be found above or below the asked rent when visiting Rightmove, On The Market and Zoopla. If viewing on our own website this information can be found by selecting Tenant Guide from the To Let drop down menu.





### Services And Expenditure

Services - Mains electricity, drainage and water. Mains gas central heating.

Council Tax - Band B

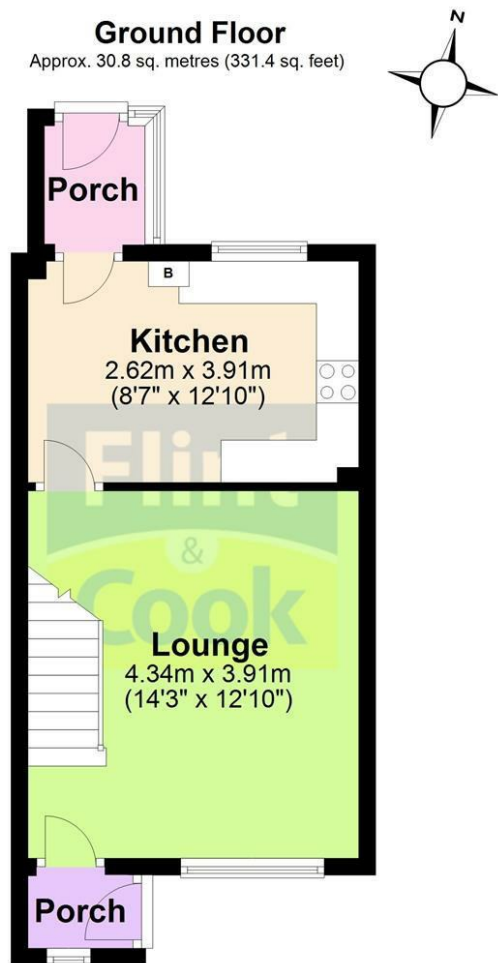
Broadband Connectivity - 8000Mbps Download.  
8000Mbps Upload - Ultrafast - Source Ofcom

### Viewings

Viewings are strictly through the agent. To book a viewing please call our lettings department 01432 355455



FLINT AND COOK HEREFORD LETTINGS | 22 BROAD STREET, HEREFORD,  
HEREFORDSHIRE, HR4 9AP

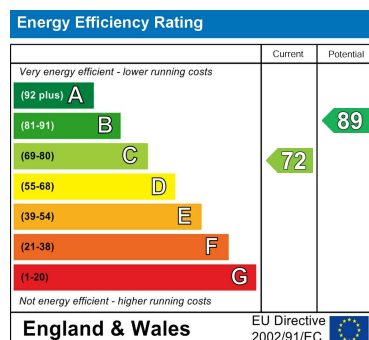


Total area: approx. 58.4 sq. metres (628.5 sq. feet)

Council Tax Band

**B**

Energy Performance Graph



Call us on

**01432 355455**

[lettings@flintandcook.co.uk](mailto:lettings@flintandcook.co.uk)

<https://www.flintandcook.co.uk/>

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.