



Top Floor Apartment 8, Curzon Court, 16 Queens Road, Clevedon, BS21 7TH

£1,050 Per Calendar Month

Luxury second floor apartment with an allocated parking space



PROPERTY TYPE
Upper Floor Flat



LOCATION
Mid Clevedon



BEDROOMS
2



RECEPTION ROOMS
1



BATHROOMS
1



WARMTH
Gas Central heating and
double glazing



PARKING
Allocated parking



OUTSIDE SPACE
Communal grounds



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- Spectacular two bedroomed second floor new build apartment with stair and lift access
- Luxury kitchen area with integrated appliances
- Security Deposit - £1,211.54
- Tenancy Term - from 6 months
- EPC Rating - B
- Council Tax Band - C



more details

Communal Entrance Door

Multi point locking system oversized front door with colour video entry system to each flat and an entrance light with PIR sensor. Leading to:

Communal Hallway

Stairs and lift leading to first and second floors and rear access door leading to the car parking area. Carpeted. Postboxes for each flat.

Second Floor

with double glazed casement window

Apartment 8

Entrance Door

thermally efficient fire safe front door leading to:

Entrance Hallway

with double glazed casement window to rear and access to the Shower Room, Lounge/Kitchen, Bedroom one and Bedroom two. Storage cupboard housing the MVHR system. Carpeted.

Open Plan Lounge / Kitchen / Dining

22' 1" x 15' 2" (6.73m x 4.62m)

Fully fitted "U" shaped contemporary kitchen with composite worktop with integrated sink and drainer, LED under wall unit lighting, Bosch appliances stainless steel single oven, touch control induction hob, extractor hood, microwave, dishwasher, 70/30 fridge freezer and washer/dryer. Double glazed sash window and a double glazed skylight window to the front elevations. Karndean flooring to kitchen/diner area and carpet to lounge. USB socket, radiator.

Bedroom 1

14' 7" x 8' 4" (4.44m x 2.54m)

double glazed sash window, painted white walls and ceiling, carpeted and with radiator.

Bedroom 2

10' 7" x 6' 9" (3.22m x 2.06m)

Double glazed skylight window, painted white walls and ceiling, carpeted and with radiator.

Shower Room

Full height wall tiling throughout, ceramic floor tiles, quality white contemporary sanitary ware, chrome taps, heated towel rail, shower tray with glass screen and fixed rain head and hand held showers, LED demister mirror, cantilever w.c., shaver socket.

Outside

External and Communal

communal bin storage, communal bike store and landscaped planting around the perimeter of the property. Electric socket and outside tap to the rear of the building .

Parking and rear entrance

One allocated parking space to the rear of the building. From the parking area there is a rear entrance door with lighting from a PIR sensor leading to the main communal hallway.

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- Contemporary shower room with rain head shower
- High quality fittings throughout
- Desirable mature location only yards from town centre
- Allocated parking space
- Close to Clevedon Sea Front

consider this

The property is available to move into from approximately 24th June.

what will it cost to rent this property?

When you submit a completed application form, we will discuss the details with the Landlord. If the Landlord is happy to proceed you will be required to pay:

1. Holding deposit, equivalent to 1 week's rent. This will reserve the property.

Once references are complete, you will be asked to pay:

2. First month's rent
3. Security deposit, equivalent to 5 weeks' rent (for rents under £50,000 per year). This covers damages or defaults on the part of the tenant during the tenancy.





Mark Templer Residential Lettings 6 Kenn Road Clevedon BS21 6EL t 01275 343322 e rental@marktempler.co.uk w marktempler.co.uk

Consumer Protection from Unfair Trading Regulations 2008 We have not tested any apparatus, equipment, fixtures, fittings or services and so cannot verify that they are in working order or fit for purpose. You are advised to obtain verification from your solicitor or surveyor. References to the tenure of a property are based on information supplied by the seller. We have not had sight of the title documents and a buyer is advised to obtain verification from their solicitor. Items shown in photographs are not included unless specifically mentioned within the sales particulars, but may be available by separate negotiation. We advise you to book an appointment to view before embarking on any journey to see a property, and check its availability.