



**21 Hospital Road, Arlesey, SG15 6RL**

**£1,200 PCM**

Older style two bed cottage in good condition. Property benefits from entrance porch, lounge, kitchen, two bedrooms, bathroom, small garden, and gas radiator heating.

#### Entrance Hall

Single glazed timber construction with wooden entrance door.

#### Lounge 11'10" x 10'9" (3.61m x 3.30m)

Bay window to front, radiator, open fire.

#### Kitchen 12'0" x 8'11" (3.66m x 2.74m)

>Range of base and eye level units with roll top work surfaces, stairs to first floor, window to rear, integrated oven and hob, space for fridge/freezer.

#### Rear Lobby

Door to garden, rolled worktop surface area and washing machine.

#### Bathroom

Walk in shower, low level w.c, pedestal wash hand basin, radiator.

#### Bedroom One (11'10" x 10'9") ((3.63m x 3.30m))

Window to front, radiator.

#### Bedroom Two 9'1" x 9'1" (2.79m x 2.77m)

Window to rear, radiator, cupboard housing wall mounted boiler.

#### Rear Garden

Small courtyard garden laid to paving.

#### Agents Notes

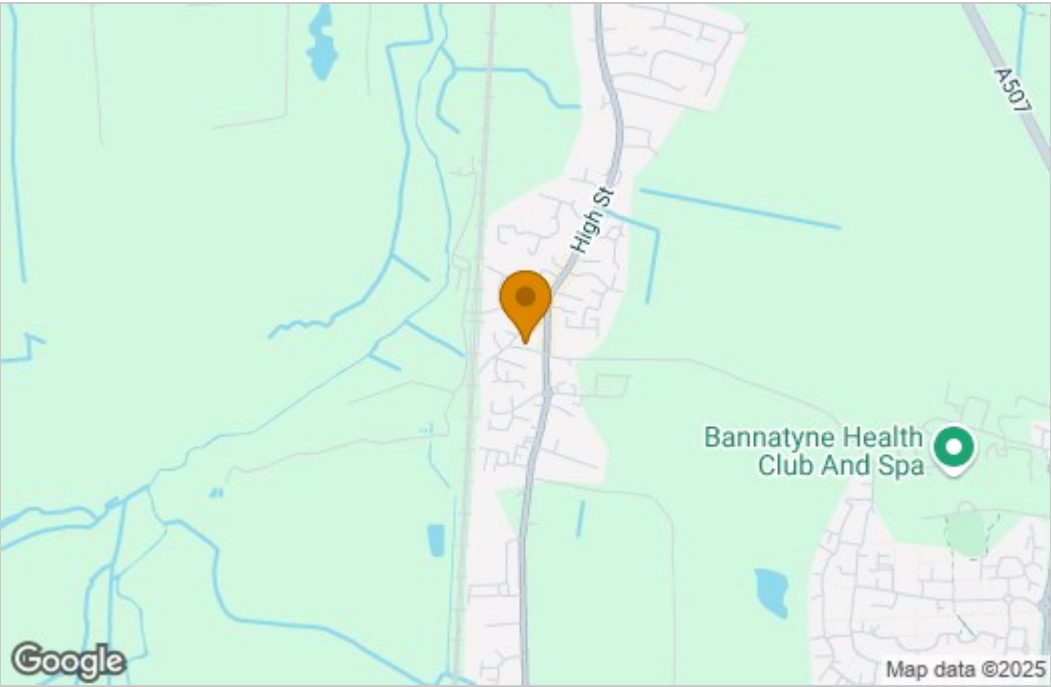
Long term let initially 6 months

EPC - Band D

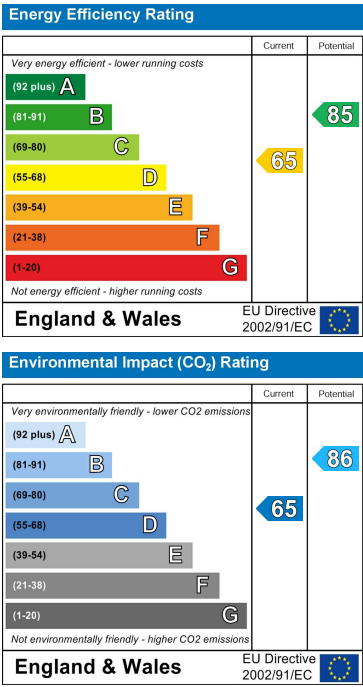
Council Tax Band B

Floor Plan

Area Map



Energy Efficiency Graph



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