



**Trueman
Letting
Company**



27 Mayfield Farnham

£1,850 PCM

A two double bedroom detached bungalow with single garage and gardens situated in a highly regarded location in Rowledge Village. The property has a newly installed kitchen and is situated within a level walk of all local amenities and a short drive from Farnham Town Station and Mainline Station. EPC C, COUNCIL TAX BAND F



- Entrance hallway with storage cupboard and airing cupboard • Cloakroom • Kitchen/Breakfast room with gas hob, electric oven, fridge/freezer, washing machine, door to garden • Family bathroom with power shower over the bath • Sitting/Dining Room with wooden flooring, feature fireplace fitted with electric fire

ENTRANCE HALLWAY

With wooden flooring, storage cupboard and airing cupboard

CLOAKROOM

LARGE KITCHEN/BREAKFAST ROOM

Newly Fitted Kitchen/breakfast room with washing machine, fridge/freezer, gas hob and electric double oven, door to rear garden

SITTING/DINING ROOM

Fireplace fitted with electric fire, double patio doors to rear garden

BATHROOM

Refitted bathroom with Power Shower over the Bath.

MASTER BEDROOM

With wardrobe cupboards

SECOND BEDROOM

With fitted wardrobe cupboard

SINGLE GARAGE

With power and driveway parking

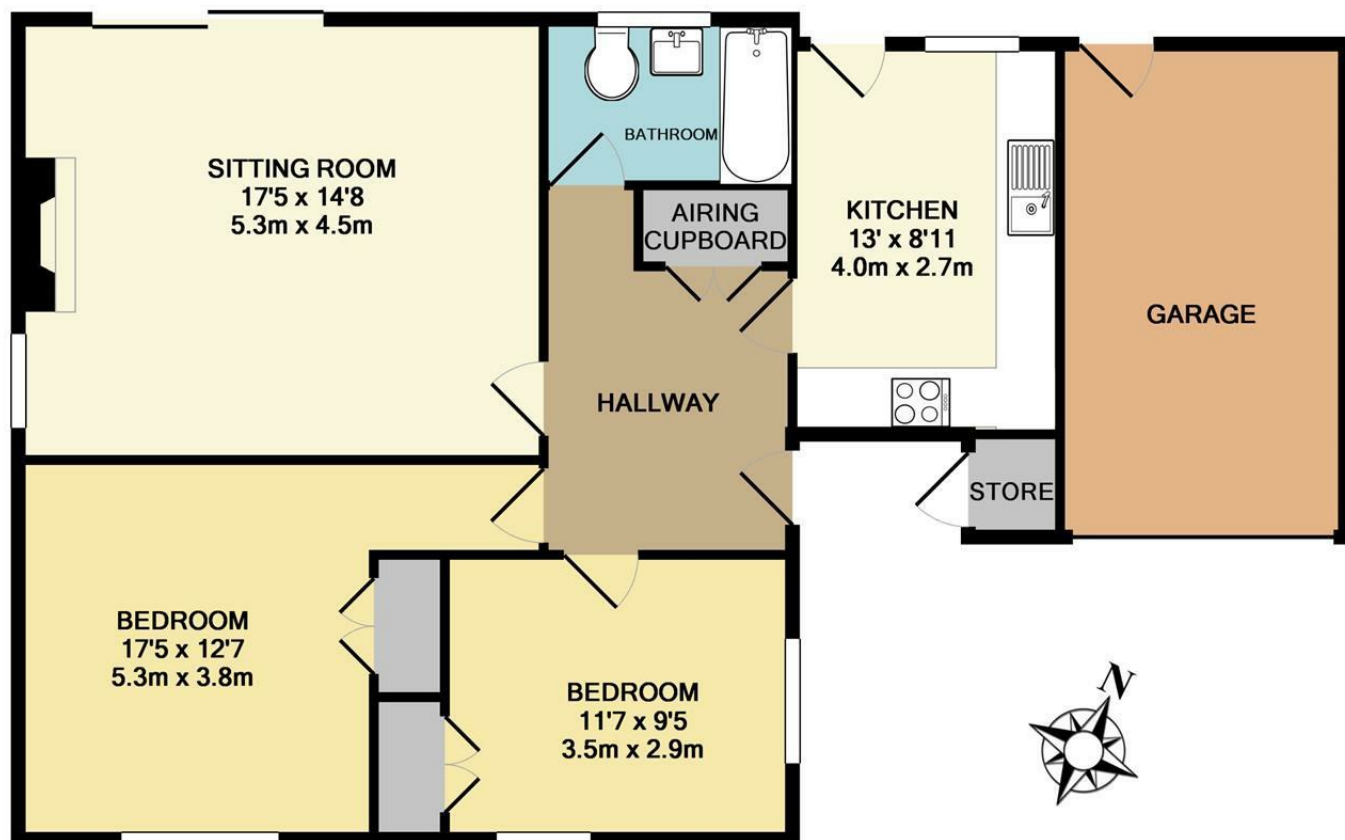
FRONT AND REAR GARDENS

Level Gardens - front and rear with Garden Shed,



- Master Bedroom with wardrobe cupboards, wooden flooring
- Second Double bedroom with fitted wardrobe cupboard
- Single Garage with power, driveway parking
- Level front and rear gardens, garden shed
- COUNCIL TAX BAND F EPC C





TOTAL APPROX. FLOOR AREA 981 SQ.FT. (91.2 SQ.M.)



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		84
(69-80) C	69	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

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/tenants are advised to recheck the measurements

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