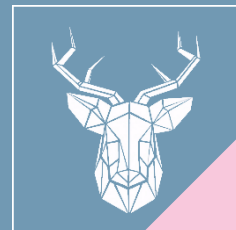




Marina Avenue

Ryde

Monthly Rental Of £1,200



A detached 2 bedroom bungalow situated in the sought after location of Appley in Ryde. A LONG LET - UNFURNISHED. Complete with off street parking and single garage. AVAILABLE NOW.

- DETACHED BUNGALOW - AVAILABLE NOW
- OFF STREET PARKING & GARAGE
- 2 BEDROOMS
- LARGE GARDEN
- EPC - C / COUNCIL TAX - Band D
- DEPOSIT £1380



2 Bedroom Detached Bungalow

Lounge/Diner 16' 2" x 13' 6" (4.94m x 4.12m) max

A large front aspect dual purpose reception.

Kitchen 12' 6" x 10' 6" (3.8m x 3.2m)

Situated at the rear of the property - with door into the garden. A series of floor and wall mounted storage units with contrasting counter tops. *Appliances supplied on a goodwill basis are *Washing machine *Tumble dryer *Dishwasher *Fridge Freezer

Bedroom 1 10' 2" x 12' 6" (3.1m x 3.8m)

A large rear aspect double bedroom with French style doors onto a paved patio.

Bedroom 2 12' 5" x 10' 3" (3.79m x 3.12m)

A front aspect double bedroom.

Bathroom

Family bathroom -fitted with white panelled bath and shower over, w/c and basin.

Garage 17' 6" x 8' 2" (5.34m x 2.5m)

Single garage with roller front door to the front and pedestrian door and window to the rear. Power and lighting.

Outside

The property has off street parking in front of the garage and open plan front garden with lawn. To the rear is a large sunny aspect garden with lawn and patio. fenced on all sides.

Goodwill Appliances

Any appliances marked with * indicates they are provided on a goodwill basis and do not form part of the property for the purpose of the tenancy. The tenant has the full benefit of their use, should they break beyond economical repair the tenant may remove and replace with their own, which they take with them at the end of the tenancy.

PLEASE READ

Prospective tenants are required to have a combined income of at least 2.5x the rent to pass affordability checks. If tenant income does not meet this threshold and/or they have poor credit history they may be required to provide a Guarantor. Guarantors are required to have an income of at least 3x the rent to pass affordability checks, plus no negative credit history. Based on the advertised rent of: £1200pcm, the income thresholds are: Tenant(s): £36,000 per year or Guarantor: £43200 per year We do not discriminate on where income comes from - earnings, benefits, pensions, investments etc are all treated equally.



GROUND FLOOR
868 sq.ft. (80.6 sq.m.) approx.



TOTAL FLOOR AREA: 868 sq.ft. (80.6 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the description contained here, measurements of floors, 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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Go to: Lancasters.org
Select the 'Links' tab
Press: 'Tenant Application Form'

Isle of Wight 01983 209020
65 High Street | Cowes | Isle of Wight | PO31 7RL

We need one form completed for EACH adult
Thank you