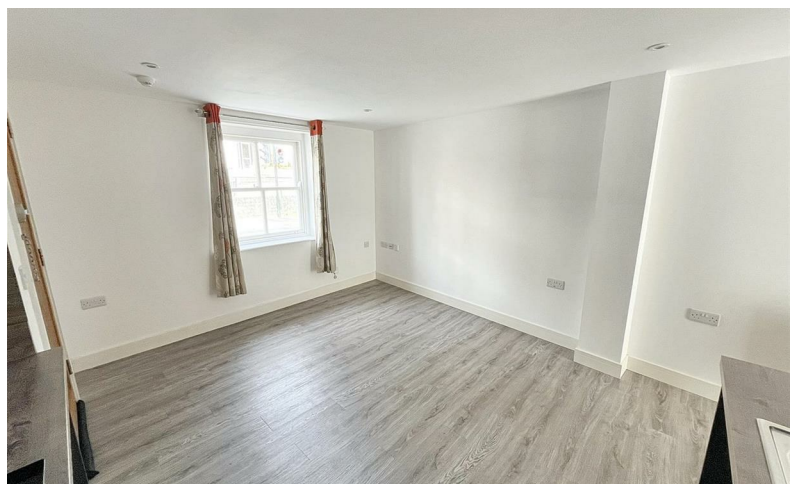


# *Philip Martin*

LETTINGS LIMITED



*Philip Martin*



ST. CLEMENT STREET, TRURO

£775 PCM

[www.philip-martin.co.uk](http://www.philip-martin.co.uk)

## 18A ST. CLEMENT STREET, TRURO, CORNWALL, TR1 1EX

A well presented ground floor flat situated in a convenient location close to the city centre. Hallway, open plan living room/kitchen, bedroom, cloakroom and shower room. Rear Courtyard. Electric heating and double glazed windows. No Pets.

- Electric Heating
- No Pets
- Available Mid July
- Council Tax Band A
- Private Courtyard
- Double Glazing
- No Parking Included
- Deposit £836
- EPC B
- Initial Fixed Term of 6 Months

HALLWAY

OPEN PLAN LIVING ROOM/KITCHEN

BEDROOM

CLOAKROOM

SHOWER ROOM

### CREDIT REFERENCES AND DEPOSIT

Prospective tenants will be required to complete an application form and if successful will have to pay a holding deposit equivalent to 1 weeks rent. At that stage we will carry out a credit reference and only once the referencing is successfully completed will the property be formally offered. Prior to occupation the balance of the first months rent and a deposit equivalent to 5 weeks rent will be payable.

### DIRECTIONS

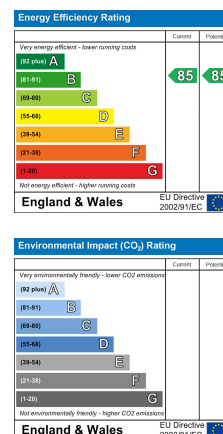
Coming up Old Bridge St with the car park on the right and traffic lights ahead of you, turn left at the lights and the flats are immediately on your left. For viewings, we recommend parking at the Old Bridge St car park and walking to the property.

#### CONTACT US

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