

7, Portland Road, Huish Episcopi, Langport, Somerset, TA10 9QX

A modernized three bedroom detached house.



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- Cul de Sac location
- Gas central heating
 - Woodburner

- Driveway parking
- Large garden
- Modern kitchen

£1,400 Per Calendar Month

Available late May for an initial 12 months with preference for a long let. A modernized three bedroom detached property.

Front door leads to entrance hall with doors to the lounge with woodburning stove, very modern kitchen and dining area, stairs rising to the first floor. Two double bedrooms and one single bedroom.

The rent is exclusive of all utility bills including council tax, mains electric, mains gas, water and drainage. As stated on the Ofcom website, indoor mobile signal is limited, outdoor mobile signal is likely and superfast broadband is provided to the property via Openreach There is a very low risk of flooding as stated by the GOV.UK website. The property has gas central heating and will be let unfurnished.

Available late May for an initial 12 month tenancy
 Rent: - £1400 per calendar month / £323 per week
 Holding Deposit - £323
 Security Deposit - £1615
 Council Tax Band - D
 EPC Band – E
 No deposit option available via Reposit

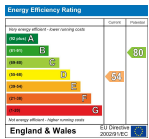
SITUATION
 Huish Episcopi is a village in Somerset, situated on the outskirts of Langport, 4 miles south west of Somerton.
 The town of Langport is within easy reach which offers a good range of amenities including shops, banks, post office, doctors and dentist surgeries, library, garages, inns, churches and a Tesco supermarket. Somerton is also nearby again with a good range of local amenities. The larger regional town of Yeovil and county town of Taunton have further comprehensive amenities available including mainline railway stations. There is a sports and recreation centre and sixth for at Huish Episcopi Academy.

OUTSIDE
 Lawn to the front and rear of the property. Driveway parking. Only half the garage is accessible for storage/ appliances.

DIRECTIONS
 what3words///cello.reseller.sweeten



Yeovil/KM/02.04.2025



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