

£900 per month
Wilton Bank, Saltburn, TS12



- Entrance Hallway
- Lounge
- Dining Room
- Kitchen
- Downstairs W/c
- Three Bedrooms
- Bathroom
- Front & Rear Gardens
- EPC Rated: C

We welcome to the rental market this delightful and spacious three bedroom property situated on Wilton Bank in Saltburn.

This property has been re-decorated throughout and has the benefit of new carpets. There is good sized enclosed rear garden and modern kitchen.

There are two reception rooms, a downstairs toilet and a family bathroom. This property would be ideal for someone looking for a long term family home.

Move In Costs

Deposit £900

Rent £900

Holding Payment £207 - (please note this payment forms part of the deposit above)

*There are no application/administration fees payable as per the Tenant Fees Act 2019.

https://assets.publishing.service.gov.uk/media/5f745d69d3bf7f287328e5a5/Tenant_Fees_Act_-_Tenant_Guidance.pdf

We are proudly Members of the following:

ARLA, NAEA, The Tenancy Deposit Scheme, The Deposit Protection Service and The Property Ombudsman, CMP Registered Agent.

Please note that a guarantor may be required depending on circumstances.

Please contact us for more information.

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Entrance Hallway

4'3" x 12'8" (1.30m x 3.86m)

Laminate flooring. Radiator. Pendant light. Smoke detector. W/c off. Lounge and dining room off. Electric meter.

W/c

2'5" x 6'2" (0.74m x 1.88m)

Laminate flooring. White toilet. White sink. Gas meter. Pendant light.

Lounge

12'6" x 15'4" (3.81m x 4.67m)

Carpeted. Radiator. Pendant light. Virgin media and TV point.

Dining Room

8'5" x 9'10" (2.57m x 3.00m)

Patio doors leading to garden. Kitchen off. Stairs off. Carpeted. Radiator. Thermostat controls.

Kitchen

8'4" x 9'3" (2.54m x 2.82m)

Laminate flooring. Base and wall mounted units. Marble effect worktops. Electric oven and hob. Extractor hood. Radiator. Door leading to garden. Spotlights. Stainless steel sink and mixer tap. Plumbed for washing machine.

Stairs/Landing

Carpeted. Pendant lighting. Smoke detector. Loft hatch.

Bathroom

7'5" x 6'0" (2.26m x 1.83m)

Laminate flooring. Chrome towel rail. Partially tiled walls. White bath with shower over bath. White pedestal sink. White toilet. Extractor fan. Large mirror. Shower screen. Storage cupboard housing combi boiler. Carbon monoxide alarm. Pendant light.

Bedroom 1 (Front)

9'4" x 12'3" (2.84m x 3.73m)

Carpeted. Pendant light. Radiator. NTL TV point.

Bedroom 2 (Rear)

9'4" x 9'8" (2.84m x 2.95m)

Carpeted. Radiator. Pendant light. Storage cupboard.

Bedroom 3 (Front)

7'4" x 9'3" (2.24m x 2.82m)

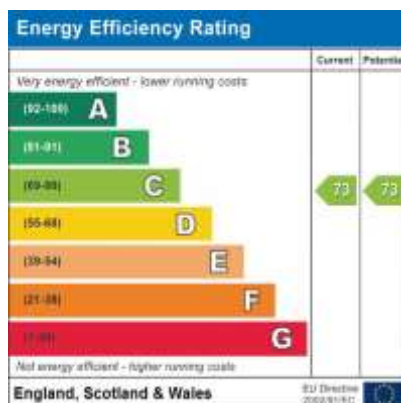
Carpeted. Pendant light. Radiator. TV point.

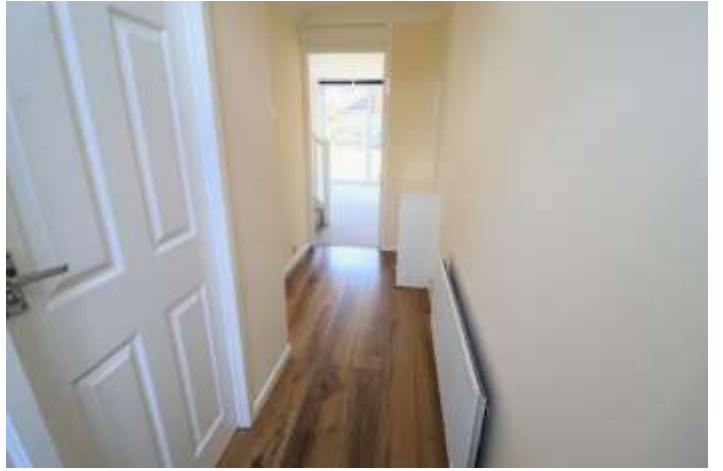
Rear Garden

Mainly laid to lawn. Shrub borders. Patio area. Shed.

Front Garden

Mainly laid to lawn. Gravelled area. Pathway.

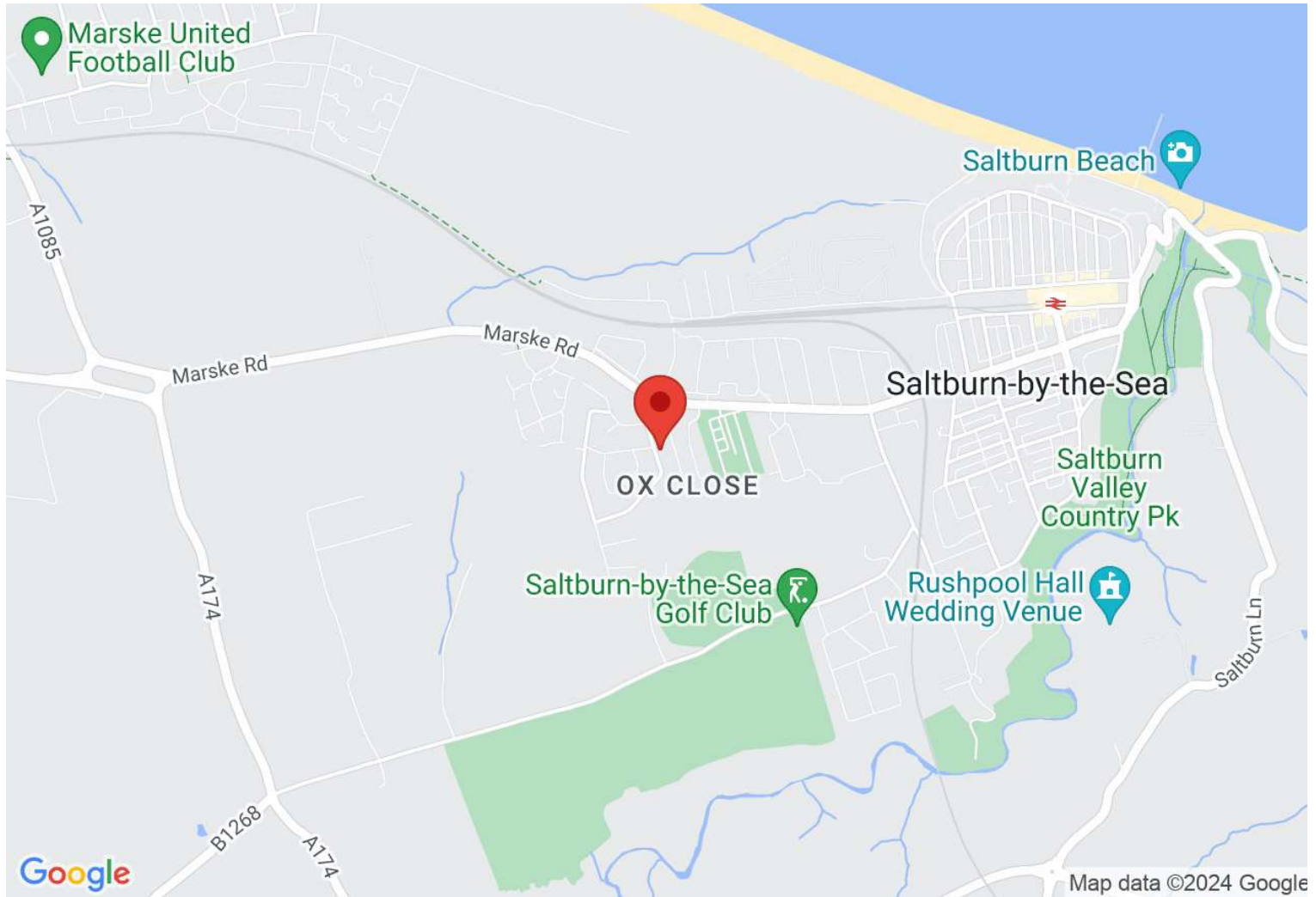






Directions

Location



VIEWING BY APPOINTMENT WITH AGENTS REDCAR LETTINGS & SALES COMPANY LTD

Exchange Buildings, 17-19 Cleveland Street, Redcar, TS10 1AR T: 01642 483430 E: info@redcarletting.co.uk W: redcarlettingandsales.co.uk

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Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built-in furniture.

Services: Please note we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalizing their offer to purchase.

THESE PARTICULARS ARE ISSUED IN GOOD FAITH BUT DO NOT CONSTITUTE REPRESENTATIONS OF FACT OR FORM PART OF ANY OFFER OR CONTRACT. THE MATTERS REFERRED TO IN THESE PARTICULARS SHOULD BE INDEPENDENTLY VERIFIED BY PROSPECTIVE BUYERS OR TENANTS. NEITHER REDCAR LETTINGS & SALES COMPANY LTD NOR ANY OF ITS EMPLOYEES OR AGENTS HAS ANY AUTHORITY TO MAKE OR GIVE ANY REPRESENTATION OR WARRANTY WHATEVER IN RELATION TO THIS PROPERTY.

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Written quotations available on request. All loans secured on property. Life assurance is usually required.