

**£1,250 per month**  
**Deepdene Grove, Redcar, TS10**



- Lounge
- Kitchen
- Utility Room
- Dining Room
- Conservatory
- Four Bedrooms
- Bathroom
- En-Suite
- Rear Garden - Driveway

We are delighted to welcome to the rental market this large 4 bedroom detached property.

**Move In Costs**

Deposit £1,250

Rent £1,250

Holding Payment £287 - (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](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.

# Deepdene Grove, Redcar, TS10

## Entrance Hallway

3'0" x 14'6" (0.91m x 4.42m)

Laminate flooring. Radiator. Heating controls. Understairs storage cupboard. Lounge off. W/C off. Kitchen off.

## Lounge

10'5" x 13'9" (3.18m x 4.19m)

Laminate flooring. Fitted entertainment unit. Blinds. Curtain pole. Doors leading to dining room.

## Kitchen

14'2" x 12'1" (4.32m x 3.68m)

Base and wall mounted units. Drawer units. White gloss. Black marble effect worktops. Laminate flooring. Black sink 1 1/2 bowls, mixer tap. Gas hob with four rings. Electric oven. Extractor hood. Radiator. Partially tiled. Dining room off. Utility off.

## W/C

2'8" x 6'0" (0.81m x 1.83m)

Laminate flooring. Toilet. Wash hand basin. Heated towel rail. Tiled around basin. 2x shelves. Extractor fan.

## Dining Room

9'2" x 8'5" (2.79m x 2.57m)

Laminate flooring. Radiator. Double doors leading to Lounge. Patio doors leading to Conservatory. Kitchen off.

## Conservatory

7'2" x 17'0" (2.18m x 5.18m)

Laminate flooring. Roller blinds.

## Utility Room

4'7" x 8'1" (1.40m x 2.46m)

Laminate flooring. Stainless steel sink. Door leading to side of property. Extractor fan. Partially tiled. Radiator.

## Stairs/Landing

2'9" x 13'8" (0.84m x 4.17m)

Carpeted. Storage cupboard off. Access to loft. All rooms off.

## Bathroom

6'8" x 6'9" (2.03m x 2.06m)

Fully tiled flooring and walls. Heated towel rail. Vanity sink unit with toilet. Extractor fan. Freestanding bath with chrome mixer tap and hand held shower.

## Bedroom 1

13'1" x 11'0" (3.99m x 3.35m)

Carpeted. Radiator. Recessed wardrobes. Curtain pole. En-suite off.

## En-Suite

8'0" x 6'2" (2.44m x 1.88m)

Vinyl flooring. Heated towel rail. Vanity sink unit with toilet. Shower cubicle with mains fed shower. Double shower head, tray and folding shower screen. Recessed storage cupboard. Extractor fan.

## Bedroom 2

8'3" x 13'2" (2.51m x 4.01m)

Carpeted. Radiator. Curtain pole. Recessed wardrobe.

## Bedroom 3

6'9" x 9'7" (2.06m x 2.92m)

Carpeted. Radiator. Curtain pole. Cabin bed with surrounding shelving, drawers and storage. Wardrobes.

## Bedroom 4

7'9" x 9'9" (2.36m x 2.97m)

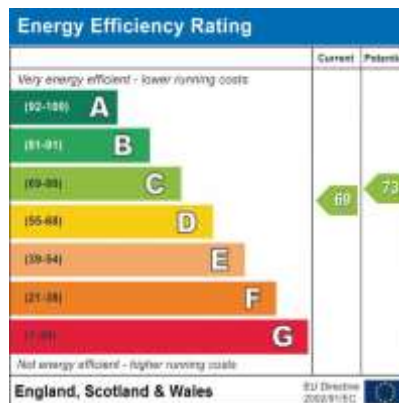
Carpeted. Radiator. Curtain pole.

## Front Garden & Driveway

Large driveway. Side gate to access rear garden. Lawn areas.

## Rear Garden

Fully enclosed rear garden. Mainly laid to lawn. Patio area. Shed not included.





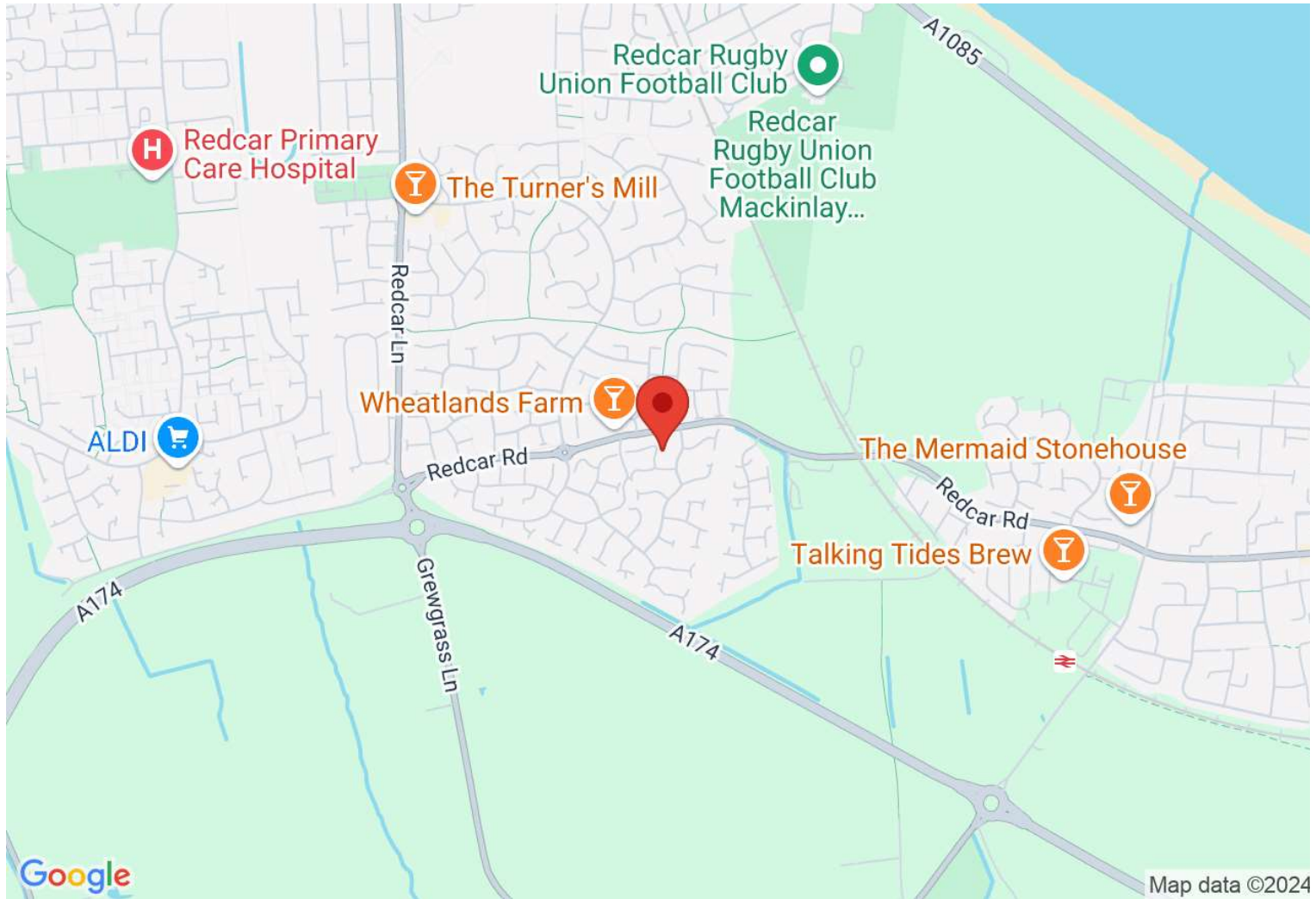






## Directions

## 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](mailto:info@redcarletting.co.uk) W: [redcarlettingandsales.co.uk](http://redcarlettingandsales.co.uk)

General: While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the position for you, especially if you are contemplating travelling some distance to view the property.

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.

YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOAN SECURED ON IT.

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