



18 Rendalls Walk, West Allington, Bridport, Dorset

Per Month

£1,025 Per Month

Symonds  
& Sampson

ESTABLISHED 1858



## 18 Rendalls Walk, West Allington, , Bridport, Dorset, DT6 5BL

- Parking for one car
  - Two bedrooms
- Private courtyard garden
- Pretty communal gardens
  - Close to town centre

Viewing strictly by appointment  
Symonds & Sampson  
01308 422092







This two bedroom end of terrace townhouse is situated in a peaceful location close to Bridport town centre.

The property is well presented throughout and benefits from a private courtyard garden and pretty communal gardens.

The property offers living room which overlooks the communal gardens. There is a useful under stairs storage space, and an inner hall provides access to the cloakroom and the kitchen at the rear. The modern kitchen is fitted with a range of wall and base units, with an integrated electric oven and gas hob with space for additional appliances.

There is space for a dining table and French doors open onto the courtyard garden. Upstairs, there are two double bedrooms, both with integrated wardrobes and a family bathroom.

The property is accessed over the pretty communal gardens, and benefits from a private courtyard garden to the rear.

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

Rent - £1025 per calendar month / £236 per week

Holding Deposit - £236

Security Deposit £1182

Council Tax Band - C

EPC Band - C

#### Situation

The property is situated in Bridport town centre, a bustling and vibrant market town which has a history of rope making and is now a gateway to the Jurassic World Heritage coastline at nearby West Bay. Walking, water sports and riding opportunities are plentiful in the area. Communication links are good with road links along the A35 and mainline stations at Maiden Newton, Dorchester, Axminster and Crewkerne.

#### Directions

[What3Words///cakes.seemingly.melt](https://www.what3words.com/cakes.seemingly.melt)

Directions

| Energy Efficiency Rating                    |         |           |
|---|---------|-----------|
|   | Current | Potential |
| Very energy efficient - lower running costs |         |           |
| (92 plus) A                                 |         | 86        |
| (81-91) B                                   |         |           |
| (69-80) C                                   | 70      |           |
| (55-68) D                                   |         |           |
| (39-54) E                                   |         |           |
| (21-38) F                                   |         |           |
| (1-20) G                                    |         |           |
| Not energy efficient - higher running costs |         |           |
| England & Wales                             |         |           |
| EU Directive 2002/91/EC                     |         |           |

Office/Neg/date

