



6 Isabella Road, Tiverton – EX16 6EN
£1,100 pcm



6 Isabella Road

Tiverton, Tiverton

Extended 2-bed detached bungalow on Pinnex Moor Development. Spacious lounge/diner leading to garden room. Large office/playroom, garage, and 30ft garden. Close to town, schools, and transport links.

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: E

- Deposit: £1269
- Two Bedrooms
- Holding Deposit: £253
- Desirable Location
- Extended, Detached Bungalow
- Off-road Parking



This property is available long term on an Assured Shorthold Tenancy agreement which may be renewable at the end of an initial 12 months fixed term agreement, subject to a satisfactory 12 month tenancy.

A holding deposit of 1 weeks deposit (£230.60) is required to secure the property subject to referencing and if accepted it will be used to be put towards Five weeks deposit of £1,153 held and registered by The Deposit Protection Service in accordance with current legislation and protected by client money protection. Should a tenant withdraw their application or fail to pass referencing due to failure to disclose anything will result in losing their holding deposit. Once referencing has passed, the tenant is required to sign the tenancy agreement to execute their commitment to renting the property.

A full credit check, references and formal identification, along with a right to rent assessment will be required subject to agreeing a tenancy agreement. A guarantor reference may be required. Different levels of agreements can be put in place to support individuals and an insured deposit bond can be offered subject to status.

Should the tenant request permission for a pet to stay at the rental property and the landlord agrees then an additional rental amount will be requested (depending on pet due to wear and tear) per calendar month instead of a pet deposit.

Total household Income requirements to pass referencing £30,000

The agent is a member of propertymark for landlords and tenants protection.

For further details or to arrange a viewing, please contact us on 01884 253484 or lettings@diamondagent.co.uk



GROUND FLOOR
880 sq.ft. (81.8 sq.m.) approx.

TOTAL FLOOR AREA : 880 sq.ft. (81.8 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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