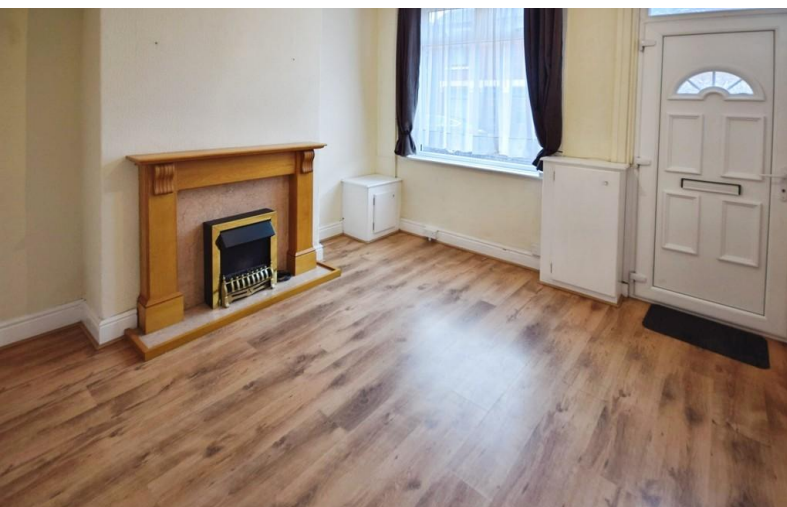


**TO LET**



**Marlborough Street, Fenton**

**2 Bedrooms, 1 Bathroom, Mid Terraced House**

**£700 pcm**



## Marlborough Street, Fenton

Mid Terraced House,  
2 bedroom, 1 bathroom

£700 pcm

Date available: Available Now

Deposit: £807

Unfurnished

Council Tax band: A

- Mid Terraced House
- Two Bedrooms
- Two reception rooms
- kitchen, bathroom
- Enclosed Rear Yard
- Popular area
- Council tax band A

POPULAR AREA. Martin and Co are pleased to offer for rent this 2 bedroom mid terraced house located in a sought after area within a short distance of both Longton and Hanley town centres. The property comprises 2 reception rooms, kitchen and bathroom to the ground floor and 2 double bedrooms to the first floor. Outside there is a rear yard area.

### Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92-100) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		78
(55-68) <b>D</b>	62	
(39-54) <b>E</b>		





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## Martin & Co Stoke on Trent

12 Albion Street • Stoke-On-Trent • ST1 1QH

T: 01782 262880 • E: [stokeontrent@martinco.com](mailto:stokeontrent@martinco.com) <http://www.martinco.com>

# 01782 262880



**Accuracy:** References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs including but not limited to carpets, fixtures and fittings are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. No person in the employment of the agent has any authority to make any representation about the property, and accordingly any information given is entirely without responsibility on the part of the agents, sellers(s) or lessors(s). Any property particulars are not an offer or contract, nor for part of one. **Sonic / laser Tape:** Measurements taken using a sonic / laser tape measure may be subject to a small margin of error. **All Measurements:** All Measurements are Approximate. **Services Not tested:** The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor.