



## 60 Franklin Gardens, Didcot, OX11 9FQ

£1,400 PCM - Available Now

- Located on Willowbrook Park development
- Open plan kitchen/sitting room
- Allocated parking space and additional visitor spaces
- Ultrafast broadband
- 2 bedroom 2nd floor apartment
- Fitted wardrobe and ensuite shower room to bedroom one
- Communal gardens
- Presented to an exceptionally high standard
- Gas central heating
- EPC Rating B & Council Tax Band C

# 60 Franklin Gardens, Didcot OX11 9FQ

Located on Willowbrook Park development, 2 bedroom 2nd floor apartment presented to an exceptionally high standard. Open plan kitchen/sitting room with oven, gas hob, fridge/freezer, washer/dryer. Sitting room with sofa, 2 double bedrooms, double bed to bedroom one, fitted wardrobe and ensuite shower. 2nd bedroom, dressing room. Gas central heating. Allocated parking space and additional visitor spaces. Communal gardens. EPC Rating B, Council Tax Band C.

The Ofcom Broadband Checker states there is:

- Ultrafast broadband has download speeds of greater than 300Mbps

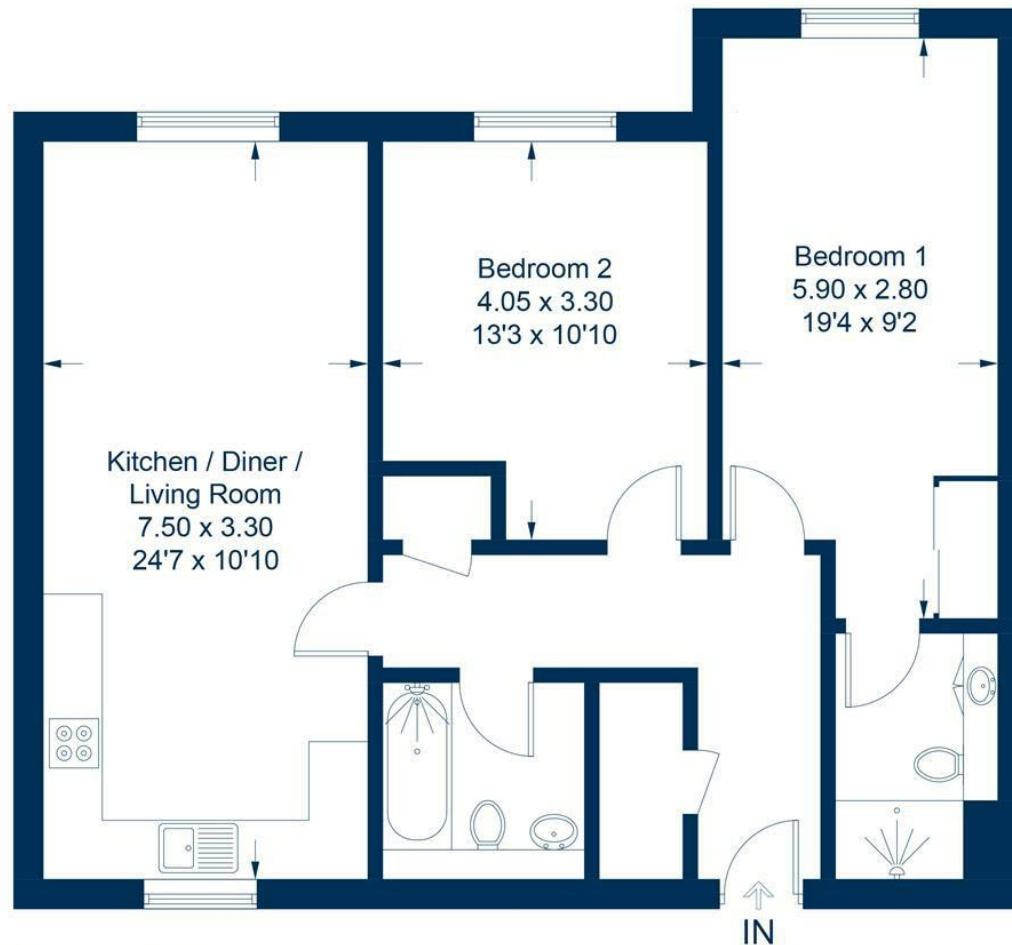
When an application is agreed a holding deposit will be required of a maximum of one weeks rent



Council Tax Band: C



Approximate Gross Internal Area = 75.8 sq m / 816 sq ft



## Second Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

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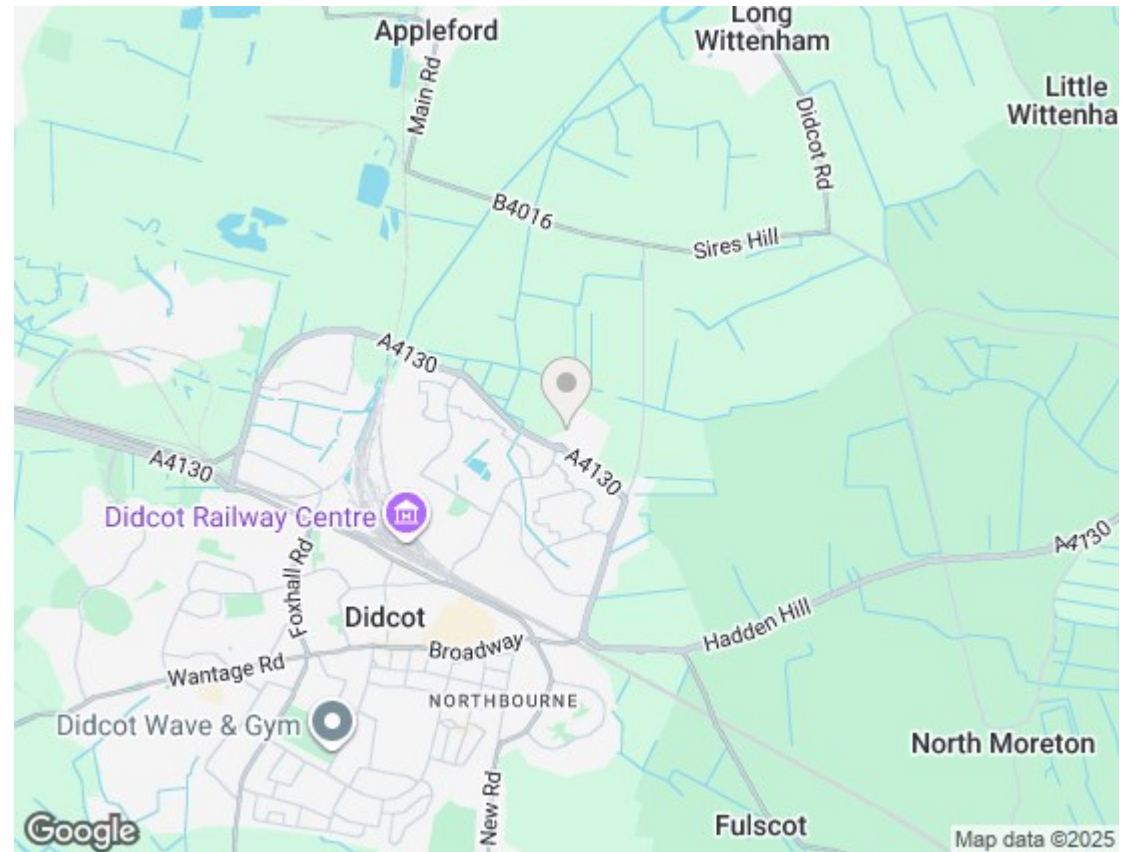






## Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>	<b>83</b>	<b>83</b>
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC 	



### Directions

103 Broadway, Didcot, Oxfordshire, OX11 8AL  
01235 514267

### Viewings

Viewings by arrangement only. Call 01235 514267 to make an appointment.

### Council Tax Band

C

southoxon@tmlettings.co.uk  
<https://www.tmlettings.co.uk>