

# Wilkie May & Tuckwood



16 Magdalene Street, Somerset, TA1 1SG

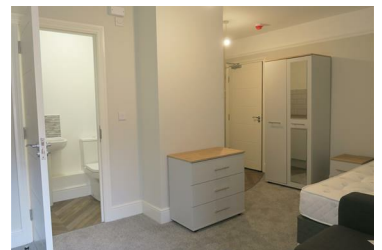
£725 PCM



**\*\*SINGLE OCCUPIERS ONLY DUE TO REGULATIONS\*\***A converted and refurbished studio flat located in super location close to Taunton town centre. The property located on the ground floor is fully self contained with its own en-suite shower room. There is living and sleeping area benefiting from a bed (no mattress), sofa and bedside table. There is a small kitchen area with a sink, fridge and microwave. A door leads off the main area through to a spacious shower room with toilet, sink and shower cubicle. There is also access to the rear garden from your own living area. There is a communal kitchen area with a full sized cooker, fridge and freezer, washing machine and tumble dryer. There is free broadband provided. The property benefits from gas central heating and double glazing with each unit individually able to control their own central heating by room stat. There is an extra charge of £175.00 pcm which covers council tax, water, gas, electric washer/dryer facilities.

Single occupiers only - No smokers or pets EPC - D (TF) All prospective tenants will be subject to credit, criteria and affordability checks to ensure the Property is suitable for their needs and income. Different levels of agreements can be put in place to support individuals.

- SINGLE OCCUPIERS ONLY
- PART FURNISHED PROPERTY
- COMMUNAL GARDEN
- STUDIO



Winchester House, Corporation Street, Taunton, Somerset, TA1 4AJ

Tel: 01823 354644 Email: [lettings@wilkie.co.uk](mailto:lettings@wilkie.co.uk) <https://www.wilkie.co.uk/>