

HUNTERS[®]

HERE TO GET *you* THERE



Central Avenue

Gretna, DG16 5AS

£625 Per Calendar Month

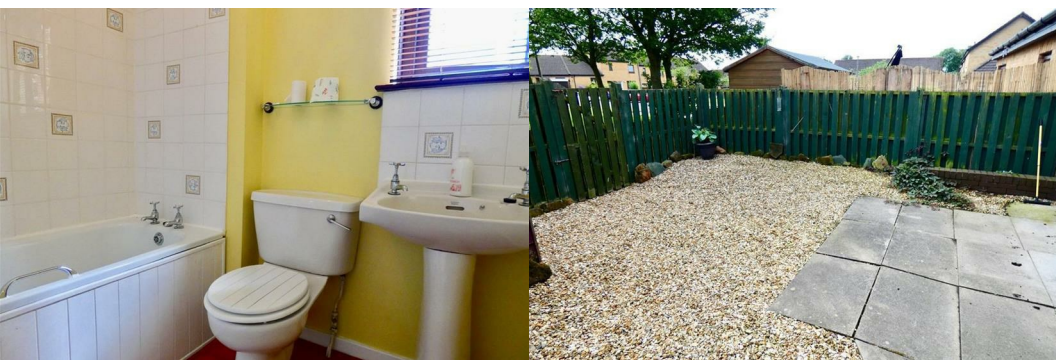


With modern style kitchen, large living room and easy to maintain front and rear gardens, this 3 bedroom mid terrace property is located in the heart of Gretna with easy access to many local amenities.

The full accommodation comprises an entrance hall, living/ dining room and kitchen to the ground floor with three bedrooms and bathroom to the first floor all benefiting from gas central heating (except kitchen) and double-glazing. Externally there are easily-maintained front and rear gardens and shared residents parking to the rear.

Landlord Registration number : 1154398/170/16121

Cumberland Estate Agent's Registration number : LARN1904007



Energy Rating		
	Current	Potential
running costs		87
	69	
D		
E		
F		
G		
running costs		
ales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂)	
Very environmentally friendly - lower CO ₂ emissions	
(92-100) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not environmentally friendly - higher CO ₂ emissions	
England & Wales	



Energy Efficiency Graph

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		87
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Scotland		EU Directive 2002/91/EC

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These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

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