

Austerberry™

the best move you'll make

Estate Agents

Letting and Management Specialists



5 Harrowby Road, Meir, Stoke-On-Trent, ST3 7AF

PCM

£825 PCM

- Available To Let Now!
- Modern Fitted Kitchen
- UPVC Double Glazing
- First Floor Bathroom
- Recently Refurbished
- Gas Central Heating
- Off Road Parking
- Three Bedrooms

AVAILABLE TO LET!

The property has been recently refurbished. The modern shaker style fitted kitchen is a standout feature of this generous three bedroom semi-detached house and the entire property benefits from new flooring and fresh decoration too.

A downstairs WC and a very practical laundry area under the stairs are also features rarely found in similar houses. Gas central heating is provided by a combi boiler and you will find UPVC double glazing throughout.

Outside the property has a paved driveway to the front and an enclosed garden with lawn and patio to the rear.

Located conveniently close to the amenities of Meir and connection to the A50 & A500.

To find out more about the property or for more information on the application process, please visit our website. You can request an application form by e-mailing us with the names of everyone over the age of 18 who will be applying and their e-mail addresses.







MATERIAL INFORMATION

Rent - £825pcm

Deposit - £951

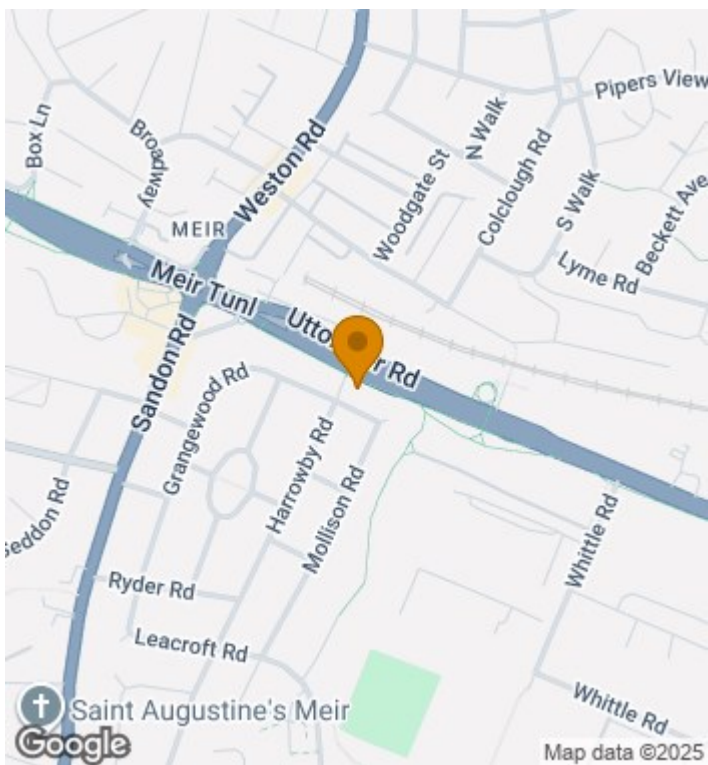
Holding Deposit - £190

Council Tax Band - A

Minimum Rental Term – 6 months

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		81
(69-80) C		
(55-68) D		
(39-54) E	46	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



PLEASE NOTE

- * These sales particulars have been prepared as a general guide and are not to be relied upon as part of the contract for sale.
- * Room sizes should not be relied upon for carpets and furnishings.
- Floor plans (where provided) are intended as a guide to layout only and are not to scale.
- We have not carried out a detailed survey nor tested the services, appliances and specific fittings.
- Anyone wishing to offer on the property will be asked to provide proof of any cash funding/mortgage finance/deposit and will also need to provide us with two forms of identification in order that we can comply with money laundering requirements.
- We would be happy to make referrals for financial and legal services if required. At no time are you obligated to use any of the services we recommend. We work with a panel of mortgage brokers and we expect to receive a payment of up to £100 (inc VAT) as a referral fee for financial services. We also work with a panel of various solicitors and we expect to receive a payment of up to £150 (inc VAT) as a referral fee for legal services.

To arrange a viewing or for any further information, please contact Austerberry on 01782 594595 or e-mail enquiries@austerberry.co.uk

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