



34 Geneva Court, Bideford, EX39 3BQ

£725 Per Calendar Month

A newly redecorated two-bedroom first floor apartment with new flooring, communal gardens and two allocated parking spaces. Located close to Bideford Town Centre and local amenities, the property offers a bright lounge, kitchen/diner, two bedrooms and a family bathroom. Available from 1st December 2025. Rent £725pcm; deposit £836.53.

Property Description

A modern and freshly redecorated two-bedroom first floor apartment, ideally located close to Bideford Town Centre, local primary schools and convenient travel links. The property has recently been improved with new flooring and full redecoration, creating a bright, clean and contemporary feel throughout.

The accommodation includes a spacious lounge, a well-presented kitchen/diner, one double bedroom and a further single bedroom, along with a family bathroom. To the rear of the property are communal gardens with a designated clothes-drying area. The apartment also benefits from two allocated off-road parking spaces.

Additional Information

Offered unfurnished, with existing flooring and window coverings to remain

Electric heating

First-floor accommodation

Communal rear garden with drying area

Two allocated parking spaces

Restrictions

Unfortunately, no pets are permitted

Availability

Available for occupation from 1st December 2025.

Rent and Tenancy Details

Rent: £725.00 per calendar month, exclusive of all bills and outgoings, payable monthly in advance

Deposit: £836.53 (equivalent to 5 weeks' rent), protected with My Deposits in accordance with their terms and conditions

The property will initially be let on a 6-month Assured Shorthold Tenancy, with the expectation it may continue longer-term subject to the landlord's circumstances

Tenant Requirements

Applicants must demonstrate an annual household income of £21,750 or provide a guarantor with a minimum income of £26,100.

Holding Deposit

A holding deposit equivalent to one week's rent (£167.30) is required to secure the property once a tenancy offer is accepted. This will be deducted from the main deposit at the start of the tenancy.

Legal Information

In line with Government legislation introduced on 1st June 2019, no fees can be charged to tenants for setting up, renewing or ending a tenancy.

Additional Notes

Council Tax Band: A

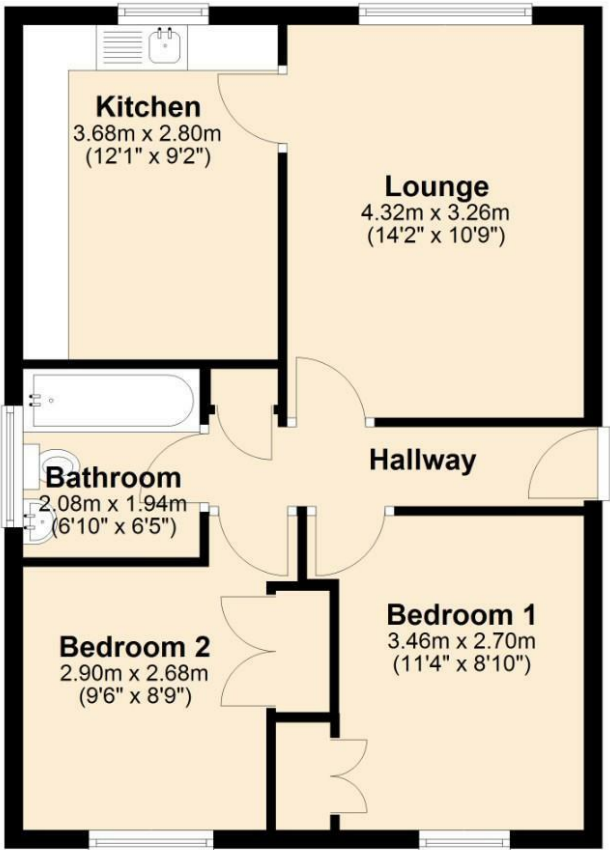
A full EPC is available upon request

All measurements are approximate and for guidance only

Some marketing photographs may be historic

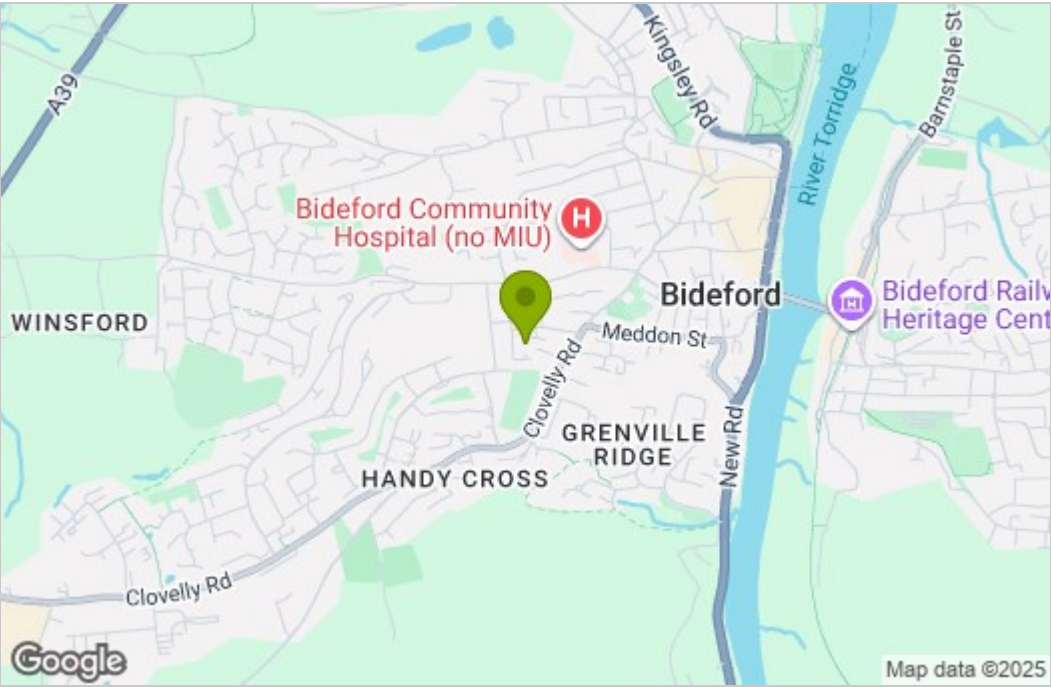
Floor Plan

First Floor Flat

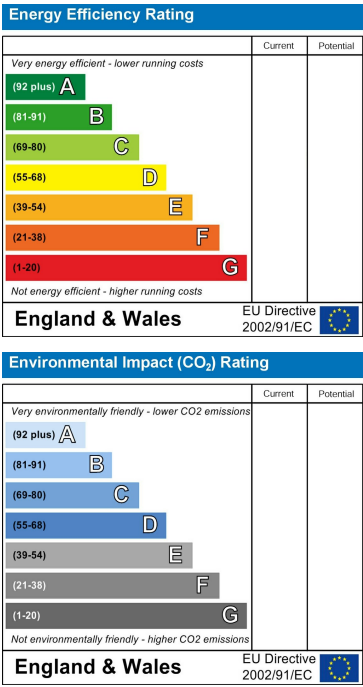


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Area Map



Energy Efficiency Graph



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