



House - Detached

# 43 FALKLAND ROAD, EVESHAM, WR11 1XS

PCM

£1,250

## FEATURES

- Three Bedroom Detached
- Conservatory
- Off Road Parking
- Energy Rating = D
- Two Reception Rooms
- Garage Suitable for Storage
- Double Glazing and Gas Central Heating
- Council Tax = C



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# 3 Bedroom House - Detached located in Evesham

A Three Bedroom Detached House situated in Falkland Road. The property briefly comprises of Entrance Hall, Sitting Room, Dining Room, Kitchen, Utility Room, Conservatory, Three Bedrooms and Bathroom. The property also benefits from Garage suitable for storage, Off Road Parking, Gas Central Heating and Double Glazing. Council Tax = C. Energy Rating = D.

Deposit: £1,440.00 which is returnable in full subject to the satisfactory condition of the property at the end of the term.

Holding Deposit - £280.00 (no VAT) may be requested to secure a property (subject to references, contract & landlords approval). Non-refundable if the tenant withdraws. Otherwise used towards first rent or balance of the deposit, when signing the tenancy agreement.

Are you pre qualified? Great, give us a call and we will get your viewing arranged.

To become pre qualified with Avon Estates please complete the form located by the floorplan image and email it to us, this allows us to make sure you meet our landlords requirements to avoid any disappointment.



Call us on

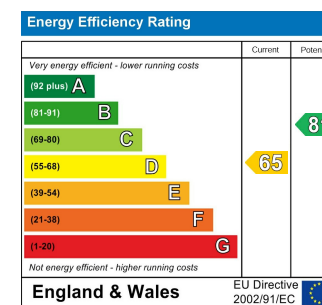
**01386 257180**

[lettings@avonestates.net](mailto:lettings@avonestates.net)

[www.avonestates.net](http://www.avonestates.net)

**Council Tax Band**

**D**



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

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