



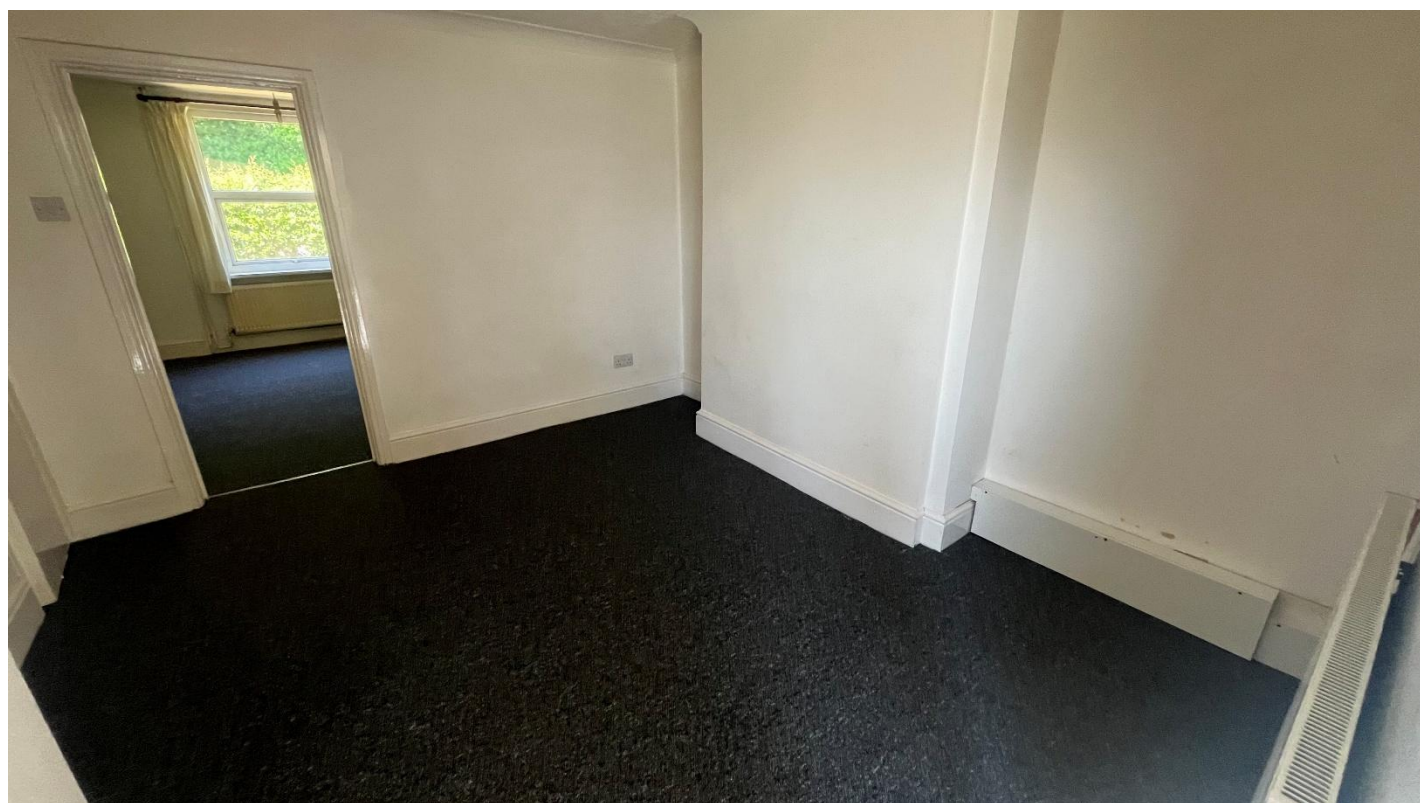
- Semi Detached House
- 2 Double Bedrooms
- Lounge
- Dining Room

- Kitchen
- Garage & Off Road Parking
- EPC Band D
- Council Tax Band A

Appleby Lane, Broughton, DN20 0AR,
Monthly Rental Of £695



This semi detached house has a lounge, dining room, kitchen, utility and downstairs bathroom, whilst the first floor consists of two double bedrooms. The property has gas central heating. Outside the property has gardens to the front and rear with off road parking suitable for 2 cars and a garage. Deposit - £801, holding fee - £160.



Lounge

Having uPVC double glazed window to the front aspect and radiator.

Dining Room

13' 7" x 11' 6" (4.14m x 3.50m)

Having stairs rising to the first floor, radiator and storage cupboard.

Kitchen

9' 7" x 7' 9" (2.92m x 2.36m)

Having uPVC double glazed window and door to the side aspect, radiator, wall and base units with work surfaces over, inset sink and drainer unit and built in oven, hob and extractor.

Utility Room

8' 8" x 7' 0" (2.64m x 2.13m)

Having uPVC double glazed window to the side aspect, radiator, wall and base units with work surfaces over and space/plumbing for appliances.

Bathroom

8' 8" x 5' 4" (2.64m x 1.62m)

Having uPVC double glazed window to the side aspect, panelled bath with shower attachment over, wash hand basin, WC and radiator.

First Floor Landing

Bedroom 1

13' 7" x 8' 7" (4.14m x 2.61m)

Having uPVC double glazed window to the front aspect, radiator and storage cupboard.

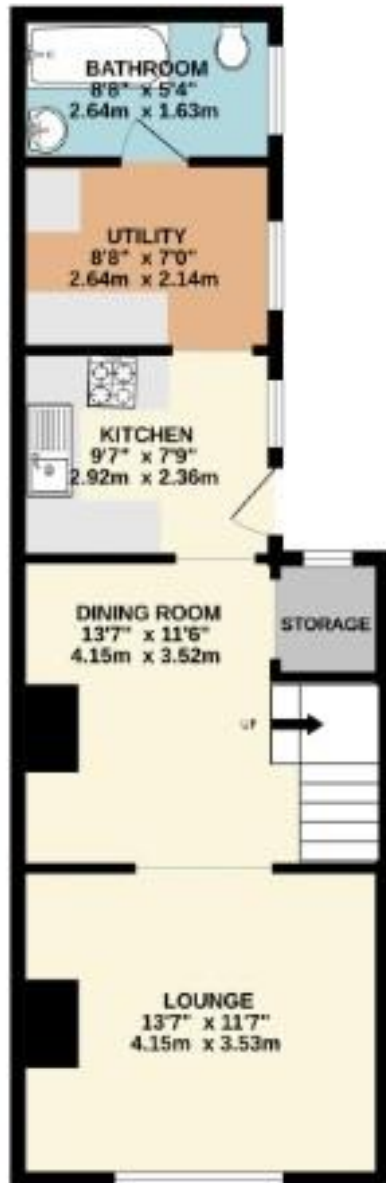
Bedroom 2

10' 4" x 11' 6" (3.15m x 3.50m)

Having uPVC double glazed window to the rear aspect, radiator and storage cupboard with WC and boiler.



GROUND FLOOR



1ST FLOOR



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Important Information:

All measurements are approximate. We have not tested any appliances or services within this property and cannot verify them to be in working order or within the vendors/s ownership. We have not verified the tenure of the property, type of construction or the condition thereof. Intending purchasers should make appropriate enquiries through their own solicitors and surveyor etc, prior to exchange of contract.

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