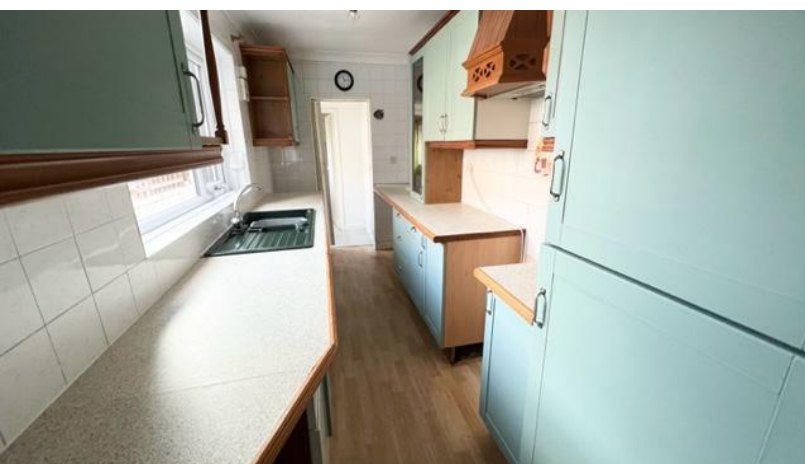




- 2 Double Bedrooms With En-Suite To Master
- Galley Kitchen
- Downstairs Shower Room
- Lounge & Separate Dining Room
- Good Sized Rear Garden
- EPC Band E
- Council Tax Band A

Victoria Road, Ashby, DN16 2SA,
Monthly Rental Of £675



This semi detached house in the popular location of Ashby has accommodation briefly comprises of 2 double bedrooms with a master en-suite to the first floor, whilst downstairs boasts a lounge, separate dining room, galley kitchen and downstairs shower room. Outside the property has a good sized rear garden. Holding fee - £155, deposit - £778.



Lounge

Having front entrance door, window to the front aspect, coved ceiling, radiator and brick built fireplace.

Dining Room

8' 1" x 9' 8" (2.46m x 2.94m)

Having window to the rear aspect, coved ceiling, radiator, under stairs storage cupboard and door to the kitchen.

Kitchen

5' 4" x 11' 8" (1.62m x 3.55m)

Having window to the side aspect overlooking the rear garden, coved ceiling, a range of wall and base units and sink and drainer unit.

Downstairs Shower Room

5' 4" x 5' 11" (1.62m x 1.80m)

Having corner shower cubicle, wash hand basin, low level WC, radiator and window to the side aspect overlooking the rear garden.

First Floor Landing

Master Bedroom

8' 1" x 9' 8" (2.46m x 2.94m)

Having window to the rear aspect, coved ceiling, radiator and door to the en-suite.

En-suite

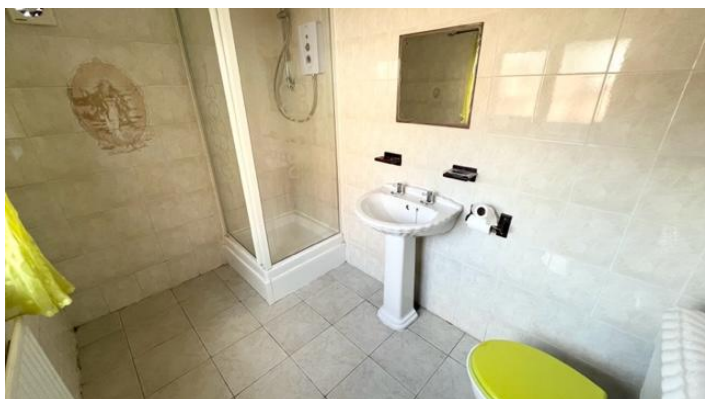
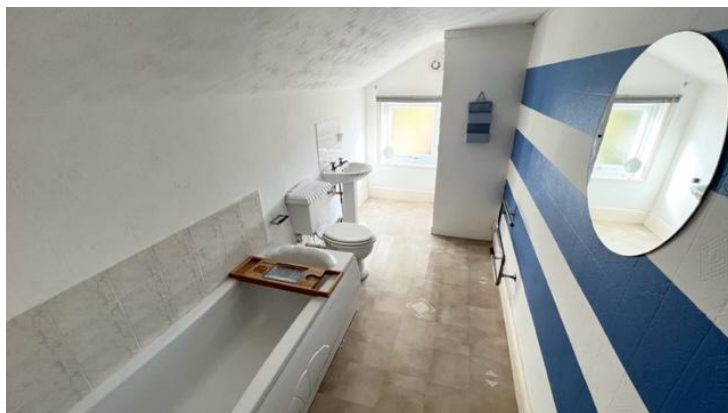
5' 4" x 8' 11" (1.62m x 2.72m)

Having window to the rear aspect, panelled bath, wash hand basin, low level WC and storage cupboard.

Bedroom 2

8' 1" x 8' 3" (2.46m x 2.51m)

Having window to the front aspect, coved ceiling, radiator and storage cupboard.



GROUND FLOOR
271 sq.ft. (25.2 sq.m.) approx.



1ST FLOOR
229 sq.ft. (21.3 sq.m.) approx.



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TOTAL FLOOR AREA : 500 sq.ft. (46.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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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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