



30 Harbury Court  
Newbury, Berkshire, RG14 7NQ  
£1,175 PCM

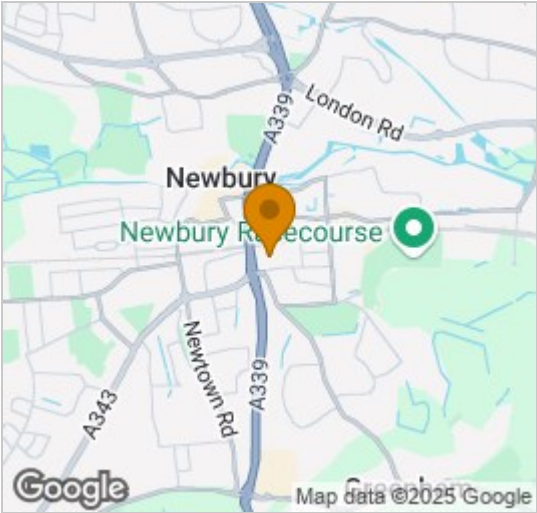




Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact our Girard Lettings Office on 01635 551911 if you wish to arrange a viewing appointment for this property or require further information.



Perfectly located 2 bedroom apartment within easy walking distance to Newbury town centre, the train station and with excellent road links.

Front door to hallway, good sized living room with sliding patio doors and juliet balcony. Kitchen comprising; fridge/freezer, oven, hob and washing machine. Double master bedroom and single second bedroom. Bathroom with shower over bath. Outside there is allocated car port parking.

**\*\* DUE TO HEADLEASE, NO PETS ALLOWED\*\***  
**\*AVAILABLE IMMEDIATELY\***

Energy rating band C.  
Council tax band C = £2,156.19 for 2025/26 period.  
Mains electric. Electric heating throughout.  
Internet & Mobile: Further information on availability and speeds can be found at [checker.ofcom.org.uk](http://checker.ofcom.org.uk).

At a rent of £1175 per calendar month:  
Tenancy Deposit = 5 weeks rent £1355 total.  
(Holding Deposit = 1 weeks rent £271)



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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