



Completely Refurbished 2 Bed Mid Terrace House
Pleasant Level Central Location
Excellent Size Rear Garden

USK

£675 pcm



9 FOUR ASH STREET

9 Four Ash Street, Monmouthshire NP15 1BW



KEY FEATURES

- Two Separate Reception Rooms
- Refitted Kitchen
- Ground Floor Bathroom
- Two Bedrooms
- Excellent Size Rear Garden with Patio
- Excellent Central Location



STEP INSIDE

This property comprises a completely refurbished older period two bedroom mid terrace property and sits just off Twyn Square in a level position with easy access to all local amenities. The property has the benefit of full UPVC double glazing and a recently installed Worcester wall mounted combi gas fired boiler provides hot water for both domestic and central heating use. Usk itself is ideally situated just off the A449 trunk road thus enjoys excellent links with the M4/M5 and M50 motorway system allowing easy travel to the Cities of Newport, Cardiff, Bristol and the Midlands etc.

No Pets. No DSS. No HB. No Smoking.

(All rents quoted are subject to an additional non-refundable administration fee paid by the tenant/s plus a deposit equivalent to a month and a half of the rental value. The administration fee for a single application is £132 including VAT and £180 including VAT for a joint application).

STEP OUTSIDE

Rear courtyard giving pedestrian access to an excellent size rear garden with stone paved patio area, large lawn, timber fencing and timber garden storage shed, external light and cold water supply.

DIRECTIONS

From Twyn Square in Usk take the first turning left onto Four Ash Street and the property will be encountered in approximately 150 yards along on the left hand side.

INFORMATION

Postcode: NP15 1BW
Tenure: Freehold
Tax Band: D
Heating: Gas
Drainage: Mains
EPC: E

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
<small>Very energy efficient - lower running costs</small> <small>(81-100) A</small> <small>(61-80) B</small> <small>(41-60) C</small> <small>(21-40) D</small> <small>(1-20) E</small> <small>(1-10) F</small> <small>(1-10) G</small> <small>Not energy efficient - higher running costs</small>		<small>Very environmentally friendly - lower CO₂ emissions</small> <small>(35-100) A</small> <small>(15-35) B</small> <small>(10-15) C</small> <small>(5-10) D</small> <small>(1-5) E</small> <small>(1-1) F</small> <small>(1-1) G</small> <small>Not environmentally friendly - higher CO₂ emissions</small>	
<small>EU Directive 2002/91/EC</small> <small>England & Wales</small>		<small>EU Directive 2002/91/EC</small> <small>England & Wales</small>	

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All measurements are approximate and quoted in imperial with metric equivalents and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Floorplans and photographs are reproduced for general information and it must not be inferred that any item shown is included with the property.