



12a St. Johns Hill, Shrewsbury, Shropshire, SY1 1JJ

Monthly Rental Of £795

****All enquiries for this property should be made online via Rightmove**** A charming, spacious town centre studio apartment convenient for the theatre, shops, restaurants and station. Accommodation includes, Hall, Kitchen with cooker, Bathroom, Living/Bedroom, Courtyard Garden. The furniture is available by separate negotiation if required.
ZJ&B TENANT INFORMATION: (APT) Assured Periodic Tenancies granted subject to contract following satisfactory credit, referencing and right to rent checks. 1 weeks holding fee applicable to successful applicants. Deposit: 5 weeks rent and first month's rent are payable at the start of the tenancy. Rent **EXCLUDES** utilities and council tax, and any other permitted charges. Smoking is not permitted within the Property.



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Council Tax Band A

Monthly Rental Of £795
per calendar month

Deposit - £917.30
5 weeks rent

19/06/2023, 16:02

Energy performance certificate (EPC) - Find an energy certificate - GOV.UK

Energy performance certificate (EPC)

12a St. Johns Hill Shrewsbury SY1 1JJ	Energy rating D	Valid until 23 May 2033 Certificate number 9140-2162-6067-2527-5065
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Property type
Top-floor flat

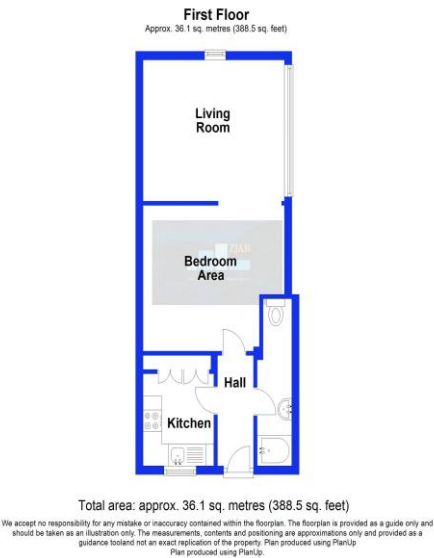
Total floor area
53 square metres

Rules on letting this property
Properties can be let if they have an energy rating from A to E.
[You can read guidance for landlords on the regulations and exemptions \(https://www.gov.uk/guidance/domestic-estate-agents-research-measures-energy-efficiency-standard-landlord-guidance\)](#)

Energy rating and score
This property's current energy rating is D. It has the potential to be C.
[See how to improve this property's energy efficiency](#)

https://find-energy-certificate.service.gov.uk/energy-certificates/140-2162-6067-2527-5065

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Floor plans for guidance only