

## Wentworth Close, Crowthorne, RG45 6UL

£1,375 PCM



Michael Hardy are pleased to present this well-presented top-floor maisonette in Crowthorne

Situated in a quiet cul-de-sac, this spacious maisonette offers a bright lounge, a kitchen with appliances, two bedrooms, and a family bathroom. Includes allocated parking for two vehicles.

The property is unfurnished, Wokingham Council Tax Band C, EPC Rating D

**Available 25/03/2025**

- Two-Bedroom Maisonette
- Modern Kitchen Appliances
- Close to local amenities
- Desirable Crowthorne Location
- Two Parking Spaces
- Unfurnished

\*Fees For Assured Shorthold Tenancies: when you rent a property from us you will be required to pay a sum equivalent to one weeks' rent for a holding deposit. Upon successful application, this amount will be off set against your first months' rent. You will also be required to pay a security deposit equivalent to 5 weeks' rent which will be held and protected in line with Deposit legislation. For more information about our fees please visit: [www.michael-hardy.co.uk](http://www.michael-hardy.co.uk)  
Fees for all other tenancies (Non Housing Act Tenancies / Company Lets): when you rent a property from us we will charge you a one-off fee per property. This charge is the equivalent of 15 days of the monthly rental charge (+VAT) with a minimum fee of £450 (inc.VAT) up to a maximum of £650 (inc.VAT). Other fees may apply depending on your circumstances.

**0118 9776 776**

**lettings@michael-hardy.co.uk** **www. michael-hardy.co.uk**

**Michael Hardy Lettings, 9 Broad Street, Wokingham, RG40 1AU**

Heating Type (Gas, Elec, communal boiler etc.): Elec

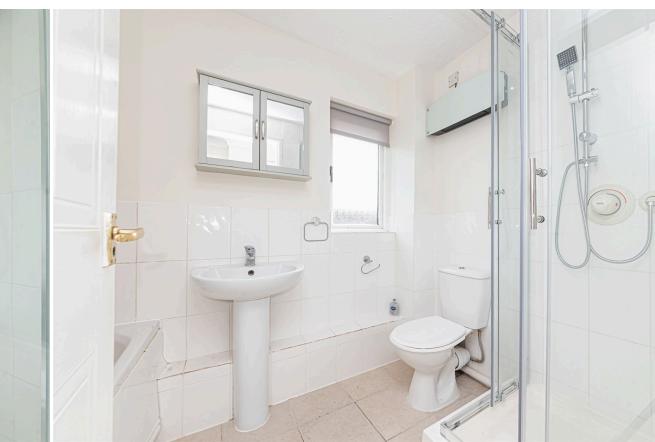
Water supply: MAINS

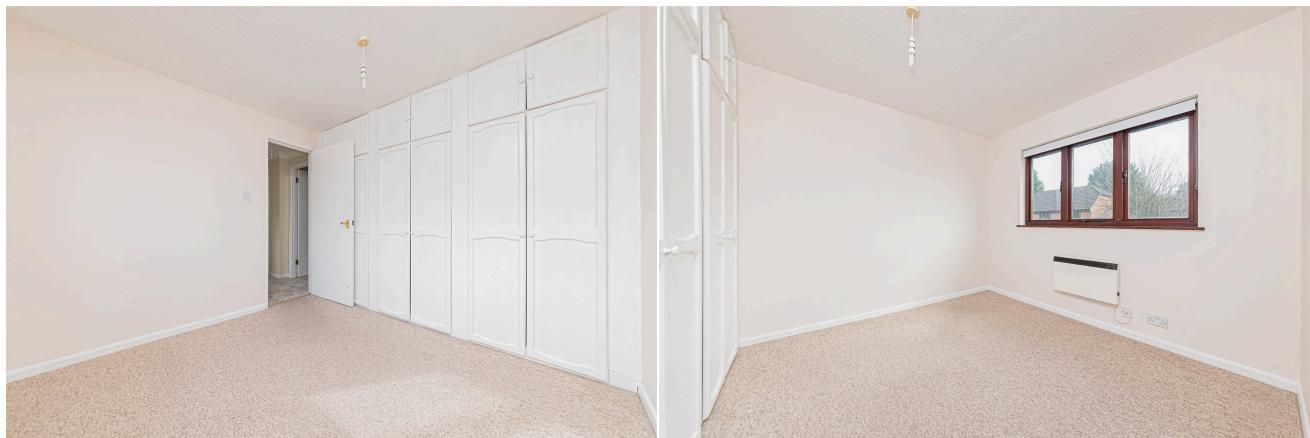
Drainage info: MAINS

Electricity supply: MAINS

Gas supply: NA

Broadband/Mobile Info: Connections available. For an indication of specific speeds and supply of Broadband and Mobile, we advise applicants go to the Ofcom website Broadband and Mobile Coverage Checker.





## Wentworth Close, Crowthorne

Approximate Gross Internal Area = 762 sq ft / 70.8 sq m



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID 1177377)  
Produced by BlueSky Estate Agency Services on behalf of Michael Hardy