



Bedford House 101 Worcester Road, Malvern, WR14 1EP £1,100 Per Month

A beautifully presented two bedroom, top floor, unfurnished apartment in a convenient location at Link top with views towards the hills and common. The accommodation comprises; entrance hall with under stairs storage area, stairs up to apartment, kitchen with electric oven and hob and space for fridge/freezer, lounge, two double bedrooms (one with ensuite shower room) and additional shower room with wash hand basin & WC. The property further benefits from electric heating. Council tax band B, EPC rating D , holding deposit £253, deposit £1269. Available immediately



Information

TENANT FEES & TENANCY INFORMATION

HOLDING DEPOSIT: A refundable* holding fee equivalent to one week's rent (£253) is payable in advance in order to reserve the property. The holding fee will be deducted from the first month's rent payment.

*Conditions apply

DEPOSIT: A deposit of £1269 (equivalent 5 weeks rent) will be required as security against damage or arrears of rent.

RENT: £1100 Per calendar month.

FURNISHINGS: The property is offered to let unfurnished

RESTRICTIONS: Non-smokers only,

APPLICATION: You must complete an application form and online referencing form. This must be completed and returned promptly. Photographic ID (passport) and a current proof of address will be required by all applicants

The property will remain on the market until satisfactory referencing has been received from our referencing company.

Allan Morris & Ashton Ltd is a member of Propertymark Client Money Protection Scheme and is also a member of The Property Ombudsman redress scheme. Further information available on the agent's website



EPC

Material Information Report

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs (92 plus) A		
(81-91) B		
(69-80) C		76
(55-68) D	57	
(38-54) E		
(21-38) F		
(11-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC