READINGS
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£775 PCM

Flat 1 Glendale House 1 Church Road, Great Glen, Leicester, Leicestershire, LE8 9FE

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Wow! This modern maisonette occupies the sought after South Leicestershire village of Great Glen. The property comprises of an entrance hallway with stairs leading up to a landing, a spacious lounge, fitted kitchen with integrated electric oven and hob, 2 double bedrooms and a modern shower room. Benefits include gas central heating and UPVC double glazing. Outside there is a useful allocated parking space. It's well situated for access to city and county alike. Viewing is a must! The property is situated above retail units. Council tax band A

Entrance Hallway, Stairs & Landing

Lounge

12' x 11'7 (3.66m x 3.53m)

Kitchen

9'2max x 7'1max (2.79mmax x 2.16mmax)

Bedroom 1

10'5 x 9'9 (3.18m x 2.97m)

Bedroom 2

12' x 6' (3.66m x 1.83m)

Shower Room/WC

Newly fitted with modern white suite comprising shower cubicle with fitted shower, vanity wash hand basin, dual flush WC.

Outside

Allocated parking space to the rear

Lettings Viewing Procedure

1. We'll initially e-mail you a pre-application form, prior to arranging a physical viewing at the property. Please complete this and e-mail back to us.

2. Please be as honest as possible with your information. For example, if you believe that you have a bad credit rating, let us know now- it will only show up on your credit check if you don't!

3. We will discuss the preliminary application with the landlord. If they are happy, we will submit the application to the referencing company. We'll need to see physical copies of your passport and any visas (if applicable) please.

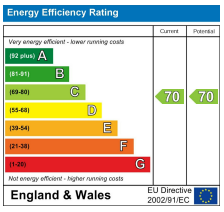
4. On the day that you move into the property you will need to pay your first months rent and deposit. Deposit is 5 weeks rent payable on your move in date.

Agent's Note

CONSUMER PROTECTION LEGISLATION - These sales details have been written to conform to Consumer Protection Legislation. Whilst we endeavour to make our sales details accurate and reliable, if there is any point of particular importance to you, please contact the office and we will check the information for you, particularly if contemplating travelling some distance to view. Measurements are given in good faith and whilst believed to be accurate these should be checked by the purchaser for verification. The measurements are carried out in accordance with the RICS and ISVA code of measuring practice.

Property information questions

Tenure:
Local Authority:
Council Tax Band:
Type of Construction:
Services: The property is offered to the market with all mains services and gas-fired central heating.
Multiple Options for Broadband/mobile phone signal.
Flood Risk:
Annual Estate Management Charge If Applicable:



READINGS PROPERTY GROUP
48 Granby Street, Leicester, LE1 1DH.
Telephone: 0116 222 7575
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