# £995 pcm

Wood Street, Chatteris, Cambridgeshire
PE16 6LJ



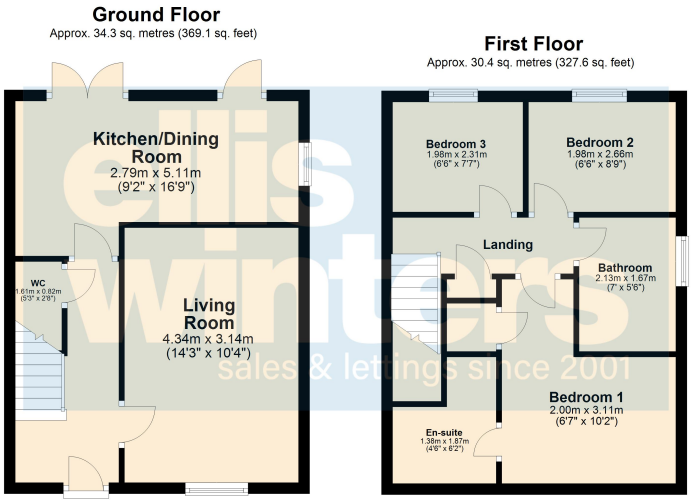
**To arrange a viewing call us now on 01354 694900**

**Deposit £1,148**

3-bed end terrace boasts a lounge and kitchen/diner with a downstairs WC. Upstairs there is a master bedroom with ensuite., two further bedrooms and family bathroom.

Available November.

Energy rating E




Total area: approx. 64.7 sq. metres (696.7 sq. feet)

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GROUND FLOOR

Living Room
4.34m (14'3") x 3.14m (10'4")

WC
1.61m (5'3") x 0.82m (2'8")

Kitchen/Dining Room
5.11m (16'9") x 2.79m (9'2")

FIRST FLOOR

Bedroom 1
3.11m (10'2") x 2.00m (6'7")
plus 0.03m (0'1") x 0.03m (0'1")

En-suite
1.87m (6'2") x 1.38m (4'6")
plus 0.03m (0'1") x 0.03m (0'1")

Bathroom
2.13m (7') x 1.67m (5'6")
plus 0.03m (0'1") x 0.03m (0'1")

Bedroom 2
2.66m (8'9") x 1.98m (6'6")
plus 0.03m (0'1") x 0.03m (0'1")

Bedroom 3
2.31m (7'7") x 1.98m (6'6")
plus 0.03m (0'1") x 0.03m (0'1")

OUTSIDE
The garden has a patios and gravel area.
Then laid to lawn with a shed.

SERVICES
Calor gas heating

Electricity, mains drainage and sewage.

Fenland District Council tax band A
Energy rating E

Tenant Reference and Credit Checks
As part of our standard pre-tenancy process, we carry out credit and reference checks on all prospective tenants. These checks are essential to ensure suitability for the tenancy and are conducted in accordance with relevant data protection laws (GDPR).
The cost of these checks is fully covered by Ellis Winters, and no charge is passed on to the applicant.

Holding Deposits
A maximum of 1 week's rent.

Disclaimer
All property details, photographs, floorplans, and other marketing materials produced by Ellis Winters are for general guidance only and do not form part of any contract. While we strive for accuracy, measurements, descriptions, and other information are provided in good faith but should be independently verified. We recommend that prospective tenants conduct their own due diligence before making any decisions.

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