



## 3 CARDINAL MEWS ANDOVER

£1,050 Per

A rare opportunity to rent this lovely two bedroom apartment with its own private entrance, conveniently located in the popular Cardinal Mews, Junction Road. Within a few minutes walk to the Train Station with direct line to Basingstoke, Salisbury, & London Waterloo. Also close to The Lights Theatre, Andover Leisure Centre & the Town Centre.


The property benefits from large lounge/dining area, kitchen with oven/hob/extractor, washer machine & fridge freezer, family bathroom, master bedroom with en-suite bathroom and further large single bedroom and allocated parking space for one vehicle. There is also a courtyard for the residents' use. Council tax band B.









Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	77	77
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC 	

**EPC Rating: C      Council Tax Band: B**

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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