



£1,000.00

Per Calendar Month

SOUTHDALE ROAD
CARLTON

- END TOWN HOUSE
- MODERN KITCHEN/DINER
- THREE BEDROOM
- MODERN BATHROOM
- CLOSE TO AMENITIES
- EPC C



Three Bedroom End Town House-To Rent

A WELL-PRESENTED THREE BEDROOM END TOWN HOUSE TO RENT IN A POPULAR RESIDENTIAL AREA OF CARLTON.

THE PROPERTY FEATURES A BRIGHT LIVING ROOM AND A MODERN FITTED KITCHEN WITH DINING SPACE AND A SINGLE DOOR PROVIDING ACCESS TO THE REAR GARDEN. UPSTAIRS OFFERS THREE WELL-PROPORTIONED BEDROOMS AND A CONTEMPORARY FAMILY BATHROOM WITH BATH AND SHOWER.

DECORATED IN NEUTRAL TONES THROUGHOUT, THE PROPERTY IS READY TO MOVE INTO. EXTERNALLY, THERE IS A PRIVATE REAR GARDEN WITH LAWN AND GARDEN SHED.

CONVENIENTLY LOCATED CLOSE TO LOCAL AMENITIES, SCHOOLS AND TRANSPORT LINKS. EARLY VIEWING IS HIGHLY RECOMMENDED.

- FREEHOLD
- COUNCIL TAX; BAND A
- LOCAL AUTHORITY;GEDLING BOROUGH COUNCIL
- INITIAL 6 MONTHS FIXED TERM THEN A MONTHLY ROLLING CONTRACT
- SHORTHOLD TENANCY DEPOSIT £1,153.84

SECURITY DEPOSIT SET AT A MAXIMUM OF FIVE WEEKS RENT, THIS COVERS DAMAGES OR DEFAULTS ON THE PART OF THE TENANT DURING THE TENANCY.
AS AN AGENCY WE ARE NOT CHARGING TENANTS A HOLDING DEPOSIT.



LIVING ROOM

15' 7" X 11' 11"(TO THE MAXIMUM PLUS UNDER-STAIR RECESS) (4.76M X 3.65M)

KITCHEN/DINER

15' 1" X 9' 0" (4.61M X 2.76M)

BATHROOM

6' 0" X 6' 5" (1.85M X 1.96M)

MASTER BEDROOM

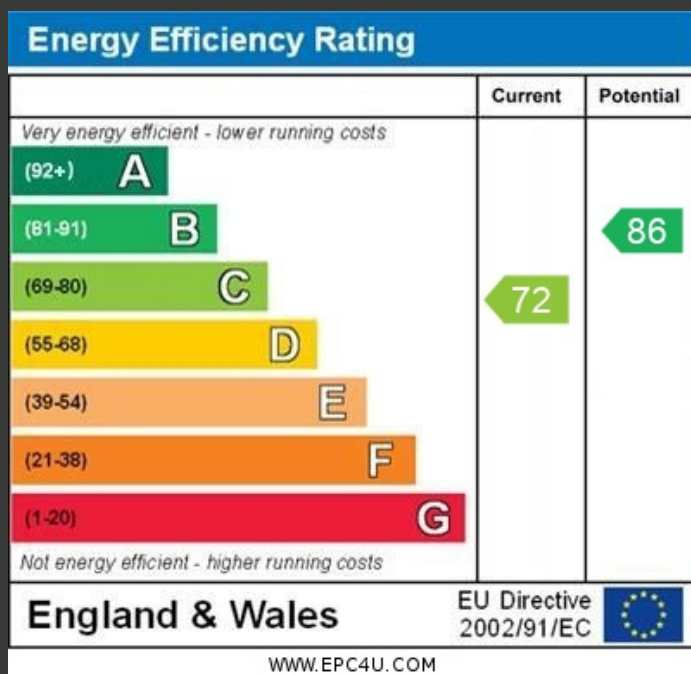
12' 10" X 8' 9" (3.92M X 2.69M)

BEDROOM TWO

11' 11" X 8' 9" (3.65M X 2.69M)

BEDROOM THREE

8' 9" (INTO DOOR RECESS) X 6' 2" (2.69M X 1.89M)



Agent's Note: These particulars have been prepared in good faith and are provided for guidance purposes only. While every effort has been made to ensure their accuracy, they should not be relied upon as exact. All measurements are approximate, and floor plans are for illustrative purposes only. Prospective buyers or tenants are advised to verify all details independently, conduct their own due diligence, and note that services, systems, and appliances have not been tested.

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