



5, St Michaels Avenue, Yeovil, Somerset, BA21 4LA

A two bedroom mid terrace property.



- Walking distance to Town Centre
- Open plan sitting / dining room
- Bathroom with separate shower

- Gas central heating
- Two double bedrooms
 - Rear lawn area

£825 PCM

A two bedroom mid terraced house red brick under a tiled roof.

Front door leads to entrance hall with door to the sitting / dining room. Leading to the kitchen with door to the rear garden. Staircase leads to two bedrooms and bathroom with separate shower cubicle.

The rent is exclusive of all utility bills including council tax, mains electric, mains gas, water and drainage. There is mobile coverage in the area, please refer to Ofcom's website for more details. According to OfCom's website ultrafast broadband is available to the area. There is a very low risk of flooding as stated by the GOV.UK website. The property has gas central heating and will be let unfurnished.

Available February for an initial 12 month tenancy
Rent £825 per month £190 per week
Holding deposit - £190
Security Deposit - £950
Council tax Band - A
EPC band - C
No deposit option available via Reposit

OUTSIDE

Rear garden laid mainly to lawn. Front gravel area.

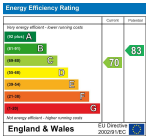
SITUATION

St Michaels Avenue is an established residential area within walking distance of the Town Centre.

DIRECTIONS

what3words:///cable.windy.care
From the Town centre head East towards Sherborne. When on Sherborne road, St Michaels Avenue is a left hand turning. Number 5 will be found on the left indicated by our sign.

Office/Neg/Date



01935 423526

yeovil@symondsandsampson.co.uk
Symonds & Sampson LLP
2, Court Ash,
Yeovil, Somerset BA20 1HG



Important Notice: Symonds & Sampson LLP and their Clients give notice that: 1. They have no authority to make or give any representations or warranties in relation to the property. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. 2. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the properties have all necessary planning, building regulation or other consents and Symonds and Sampson LLP have not tested any services, equipment of facilities. 3. We have not made any investigation into the existence or otherwise of any issues concerning pollution of the land, air or water contamination and the purchaser is responsible for making his/her own enquiries in this regard. 4. The property is sold subject to and with the benefit of all existing wayleaves, easements and rights of way whether public or private, specifically mentioned or not. The vendors shall not be required to define any such rights, privileges or advantages.