



Gainsborough Street | Sudbury | CO10 2EU

AVAILABLE EARLY JUNE- *Unfurnished* A one bedroom flat to let in Sudbury town center. Benefits include being walking distance to numerous amenities and transport links, one bedroom, an open plan kitchen/living area, a bathroom and a communal garden.

£500 pcm

- Walking Distance to Amenities
- Close to Train Station
- One Bedroom
- Council Tax Band A
- Communal Garden
- Available Early June

Approximate Room Sizes

ENTRANCE LOBBY AND PANELLED DOORS OFF
TO:

LOUNGE/OPEN PLAN KITCHEN 19' 7" x 13' 4"
(5.97m x 4.06m) Three windows to front
aspect, electric radiator, base unit, single
drainer stainless steel sink, electric cooker,
extractor, space and plumbing for washing
machine, telephone point, door to walk in Airing
Cupboard, hot water cylinder and immersion
heater.

BEDROOM 11' 4" x 8' 7" (3.45m x 2.62m)
Window to rear aspect, night storage heater
and door to:-

SHOWER ROOM White suite of low level WC,
pedestal wash basin, shower cubicle, wall
mounted warm air heater, extractor.

OUTSIDE Shared courtyard garden

Agents Note (All fees are inclusive of VAT)

- Excellent references will be required by anyone renting through Bychoice
- A deposit equal to five weeks rent will be required
- A holding deposit equal to one weeks rent will be required on application
- Tenants will be required to provide their own contents insurance

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Local Authority – Babergh District Council

Council Tax Band – A

Post Code – CO10 2EU

Please Note – xxxxxxxxxxxxxxxxxxxxxxxxx

Contact Details

6 King Street, Sudbury, Suffolk, CO10 2EB

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Agents Note: Whilst every care has been taken to prepare these sales 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 are advised to recheck the measurements

