

£1,600 Per Month

Honeysuckle Close, Gosport PO13
0DY

bernards
THE ESTATE AGENTS



HIGHLIGHTS

- ❖ THREE BEDROOM
- ❖ AVAILABLE NOW
- ❖ DRIVEWAY PARKING
- ❖ GARAGE
- ❖ CONSERVATORY
- ❖ DOWNSTAIRS W/C
- ❖ AMPLE STORAGE THROUGHOUT
- ❖ EASY ACCESS OUT OF GOSPORT
- ❖ WITHIN WALKING DISTANCE TO SHOPS
- COUNCIL TAX BAND C

Available now, this spacious three-bedroom house in Honeysuckle Close is ideally situated in a convenient location, within walking distance of local shops and amenities. The property also offers easy access in and out of Gosport, making it well positioned for those commuting or looking to stay close to the surrounding areas.

Internally, the property offers a good-sized kitchen/diner providing a practical space for both cooking and dining, with the added benefit of a conservatory

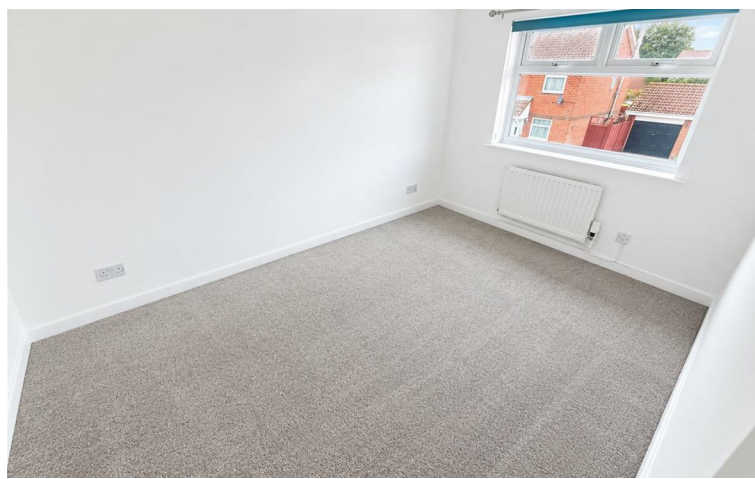
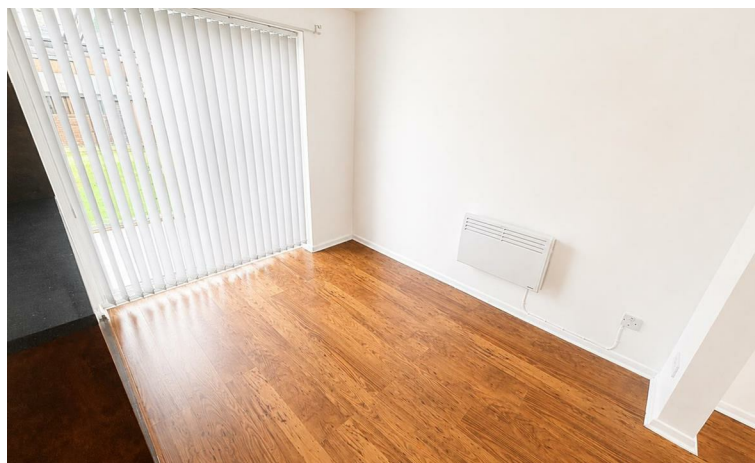
overlooking the garden. There are three bedrooms, a family bathroom and a convenient downstairs W/C, making this a suitable home for a family or those looking for additional space.

Outside, the property benefits from a large garden providing plenty of outdoor space, as well as off-road parking and a garage, offering useful additional storage. The property also benefits from solar panels.

The property is available now. Council Tax Band D.

Call today to arrange a viewing
02392 553 636
www.bernardsea.co.uk





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PROPERTY INFORMATION

TENANT FEES

As well as paying the rent, you may also be required to make the following permitted payments.

For properties in England, the Tenant Fees Act 2019 means that in addition to rent, lettings agents can only charge tenants (or anyone acting on the tenant's behalf) the following permitted payments:

- Holding deposits (a maximum of 1 week's rent);
- Deposits (a maximum deposit of 5 weeks' rent for annual rent below £50,000, or 6 weeks' rent for annual rental of £50,000 and above);
- Payments to change a tenancy agreement eg. change of sharer (capped at £50 or, if higher, any reasonable costs);
- Payments associated with early termination of a tenancy (capped at the landlord's loss or the agent's reasonably incurred costs);
- Where required, utilities (electricity, gas or other fuel, water, sewerage), communication services (telephone, internet, cable/satellite television), TV licence;
- Council tax (payable to the billing authority);

- Interest payments for the late payment of rent (up to 3% above Bank of England's annual percentage rate);
- Reasonable costs for replacement of lost keys or other security devices;
- Contractual damages in the event of the tenant's default of a tenancy agreement; and
- Any other permitted payments under the Tenant Fees Act 2019 and regulations applicable at the relevant time.

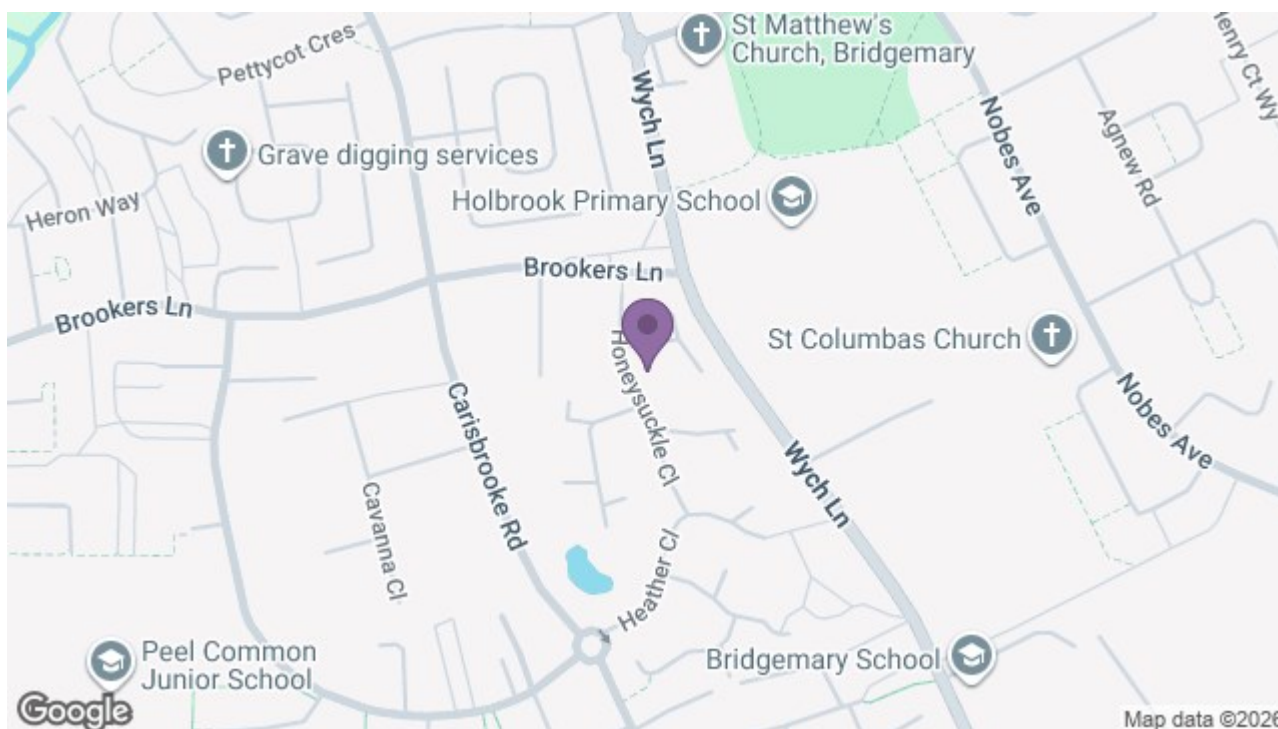
RIGHT TO RENT

Each applicant will be subject to the right to rent checks. This is a government requirement since February 2016. We are required to check and take a copy of the original version of acceptable documentation in order to adhere to the Right to rent checks. This will be carried out at referencing stage. Please speak to a member of staff for acceptable Identification.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	55	72
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		





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