



15b Melbourne Terrace, Clevedon, BS21 6HQ
£895 per calendar month

Steven
Smith

A beautifully presented first floor flat located in Melbourne Terrace. The accommodation will not disappoint with open plan living, kitchen and bathroom and double bedroom. You are a stones throw from Clevedon's town centre.

Accommodation (all measurements approximate)

Off Melbourne Terrace front door opens to entrance hall. Radiator. Stairs rising to first floor. Double glazed window. Radiator. Storage cupboard with slatted shelving. Door opens to:

Kitchen/Lounge/Diner 15' 8" x 12' 0" (4.77m x 3.65m)

Kitchen/Diner

White fronted base and eye level units with working surfaces. Built in four ring electric hob. Built in oven. Tiled splashback. Single bowl stainless steel sink. Contemporary extractor. Boiler. Double glazed window.

Lounge Area

Double glazed window. Radiator.

Bathroom

A white suite comprising pedestal washhand basin, WC, bath with shower. Radiator. Partially tiled walls. Mirror

fronted cabinets. Obscure double glazed window.

Bedroom 12' 3" x 8' 7" (3.73m x 2.61m)

Double glazed window.

The Terms:

Rent per calendar month: £895

Deposit: £995 to be lodged with the DPS

Term: 6 months

Insurance: The landlord will be responsible for the buildings insurance. We recommend that the tenant take out adequate contents insurance and accidental damage insurance.

Services: All mains services connected - Tenant to pay.

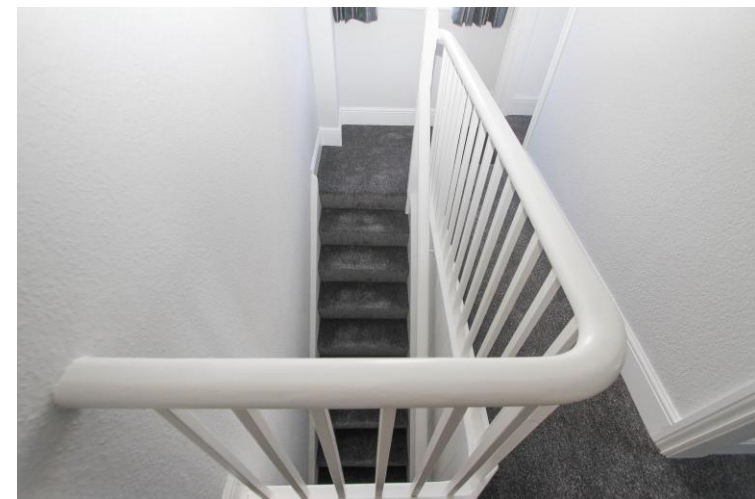
Council Tax Band: A - tenant to pay

Availability: Immediately, subject to referencing

Energy Rating: E

Additional fees may apply and will be advised to you before you take up the tenancy

We are members of The Property Ombudsman (TPO) www.tpos.co.uk and subscribe to their code of practice for letting agents. This membership ensures we offer a professional service to the highest standard.







Health & Safety Statement

We would like to bring to your attention the potential risks of viewing a property that you do not know. Please take care as we cannot be responsible for accidents that take place during a viewing.

Please Note

Items shown in photographs are not included unless specifically mentioned within the sales particular, they may be available by separate negotiation. Any services, heating systems, appliances or installations referred to in these particulars have not been tested and no guarantee can be given that these are in working order. The photographs have been taken using a wide angle lens.

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