Residential

To Let



50 St Martins Avenue, Doncaster
DN5 8JB

BTG Eddisons

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Doncaster, DN5 8JB

Agreement	Detail	Rent	Size	Location	Property ID
To Let	Residential	£850 pcm	____ sq m (____ sq ft)	Doncaster, DN5 8JB	

For Viewing & All Other Enquiries Please Contact:

Rachel Woolhouse

Property Management & Office Manager

T: 0114 349 2783
M: 07974 887 061

Property

The property comprises a two bed semi-detached house located in the Scawsby/Cusworth area of Doncaster having a brand new kitchen with oven and hob along with brand new carpets/cushion flooring throughout.

The property has been painted throughout and has gas central heating.

Accommodation

The accommodation comprises:

Area
Ground Floor
Kitchen
Living Room
Stairs to:
First Floor
Bathroom
Front Bedroom
Back Bedroom

Services

We understand that mains water, gas, electricity and drainage supplies are available and connected to the property. These have not been tested and are not warranted to be in working order. Interested parties are advised to make their own investigations to the relevant utility service providers.

Energy Performance Certificate

Rating: D(55)

Rates

Council Tax Band A

Tenure

The property is available **To Let.**

Rent

£850.00 per annum exclusive

Legal Costs

Each party is to be responsible for their own legal costs incurred in documenting the transaction.

Anti-Money Laundering

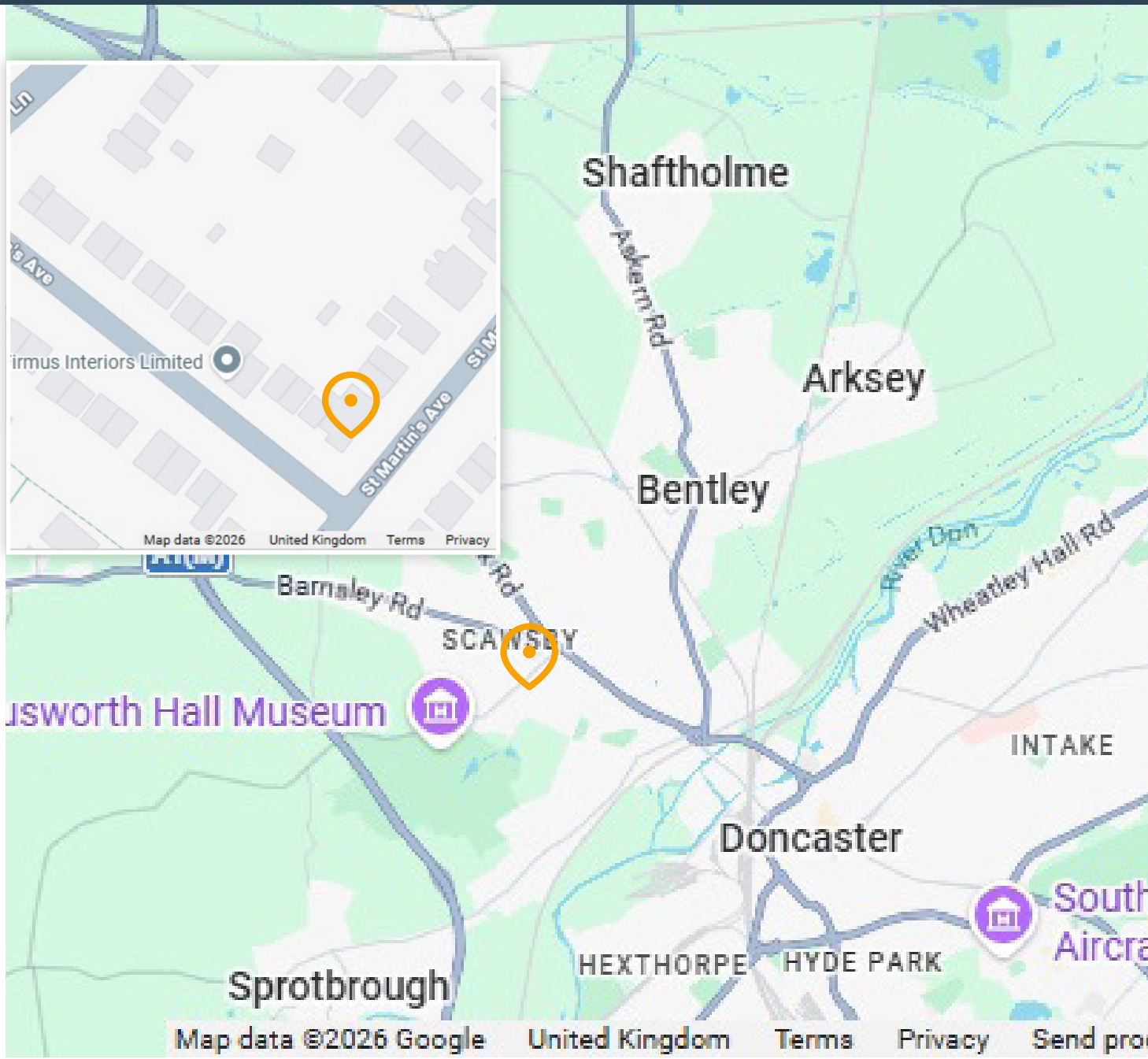
In accordance with Anti-Money Laundering Regulations, two forms of certified ID and confirmation of the source of funding will be required from the prospective tenants prior to instruction of solicitors.

BTG Eddisons is a trading name of Eddisons Commercial Ltd, registered in England and Wales (No. 3280893). The company for itself and for the vendors or lessors of this property for whom it acts as agents give notice that (i) the particulars are set out as a general outline only for the guidance of intending purchasers or lessees and do not constitute part of an offer or contract (ii) all descriptions, dimensions, references to condition and necessary permissions for use and occupation and other details are given in good faith and are believed to be correct but any intending purchasers or lessees should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them (iii) no person in the employment of Eddisons has any authority to make or give any representation or warranty whatever in relation to this property.

Location

The property is conveniently located with shops and schools nearby whilst Doncaster City Centre and railway station are easily accessible.

The property has access towards the A1(M), A638 and wider motorway network.



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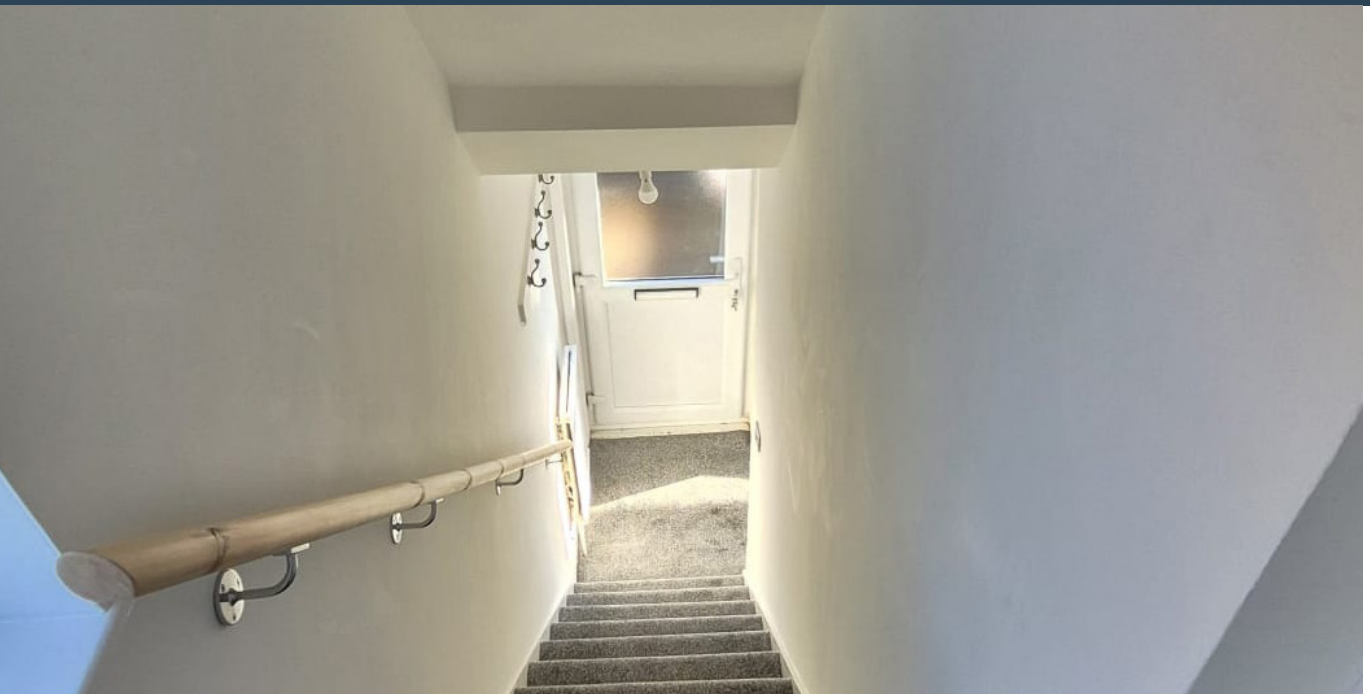







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