ZEST SALES & LETTINGS

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TO LET



WORCESTER TERRACE, BRISTOL £2,650 PER MONTH

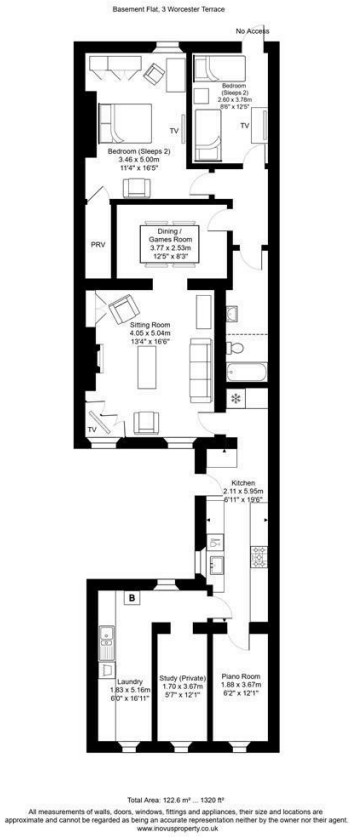
2 BED FLAT/APARTMENT, FURNISHED

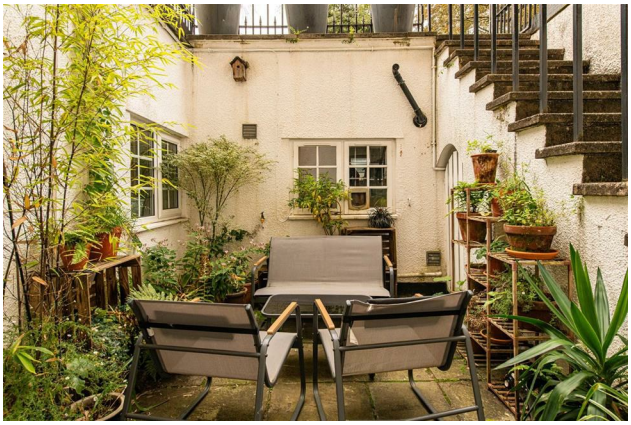
- Stunning property in prestigious Clifton Location
- Furnished to high spec
- Communal gardens close by
- Private courtyard





Fabulous courtyard apartment situated on one of Cliftons much loved Georgian terraces, close to Clifton College and the Village. The property offers stylish furnished accommodation with two double bedrooms and a separate study. Beautiful good sized galley kitchen with Belfast sink integrated dishwasher, range cooker with a double oven and a large American fridge/freezer. Further on you'll find a separate utility room with washing machine, sink and drying rack. Music room with a vaulted ceiling, piano and chaise longue. Spacious living room with archway to the dining room. The dining room table can convert into a pool table, transforming the room into a games room. Stylish family bathroom with bath and shower over. Two double bedrooms at th rear, one with access to a small outside space. Separate study room. Worcester Terrace offers a beautiful residents' communal garden, with mature trees and an enclosed garden, managed by a trust for residents and approved associate members (not open to the general public). The property would suit either a couple. small family or a maximum of two sharers. Available 4th January 2027.







APPLICANT GUIDE:

1. View the property or arrange for a representative you trust to view it for you.
2. If you would like to take the property make an offer by completing the "Tenant Application Form" given to you at the time of viewing and either drop off at the office or send a copy via email to happytohelp@zestlovesproperty.com
3. Once your offer has been put forward to the landlord and they have accepted your application you will be required to pay the Holding Fee of 1 weeks rent and complete and submit our Tenant Terms of Business (where you will also be required to upload proof of identity). This then secures the property (only once the holding fee has been paid) and any other viewings will be cancelled. These funds will be deducted from your move in monies (rent) once your application is approved.
4. You will then be passed to our friendly, Zest New Lets team, who will commence your referencing, application and contracts process. Please note, you risk forfeiting your holding deposit if you do not supply the required referencing information within 15 days from the initial request. If you are a Company then a Company Agency Fee will apply of £468. The deposit is usually equal to five week's rent. Deposits are protected with the Deposit Protection Service (DPS) and must be paid by the applicant and not a third party. Please ensure you provide references for employment, previous tenancies and, if self-employed, your latest set of company accounts to hand. If you do not meet the required salary limits (2.5 times the monthly rent) you will require a guarantor who is a UK home owner and able to cover your obligations. Alternatively, you can pay all of the rent in advance.
5. Pay your first month's rent before the start date of your tenancy. Rent is paid monthly at the advertised PCM figure. Bank transfers are accepted, but payment is not cleared until the funds are received into our client account.

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