



01234 - 352999

Address: 9 Chepstow Gardens, Bedford MK41 8PQ

Rental: £1500.00 per calendar month

Availability: Available Now



FACT FILE

PROPERTY STYLE

A well-presented 3 bedroom family home

ACCOMMODATION

Entrance hall, cloakroom, spacious lounge/diner, refitted kitchen with appliances, laundry cupboard, two double bedrooms, one single bedroom and refitted bathroom with shower.

BENEFITS/FEATURES

UPVC double glazing
Gas radiator central heating
Single garage
Enclosed rear garden with large patio

GENERAL CONDITION

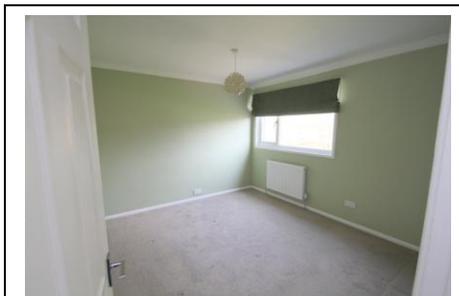
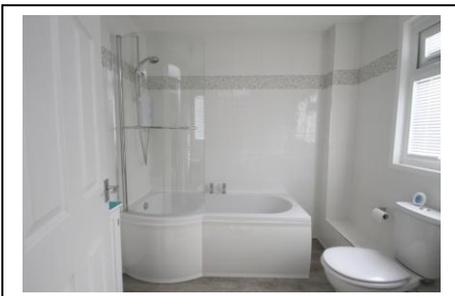
Presented in Excellent Condition throughout

FURNISHINGS INCLUDED

Curtains and carpets

KITCHEN APPLIANCES

Electric Oven
Electric Hob
Extractor Hood
Fridge/freezer
Washing machine
Dishwasher



LETTING TERMS & INFORMATION

Availability Long term
Rent Payable Monthly
Deposit required £1500.00
Utilities included No
Council Tax Band B
Council tax payable £

RESTRICTIONS

* **Non-smoking property**

Our ref. L708

66-68 St Lyses Street, Bedford, MK40 1EZ

www.laneandholmes.co.uk

Energy performance certificate (EPC)

9 Chepstow Gardens BEDFORD MK41 8PQ	Energy rating	Valid until:	21 November 2034
	D	Certificate number:	2008-3944-7209-6594-3200

Property type	Mid-terrace house
Total floor area	90 square metres

Rules on letting this property

Properties can be let if they have an energy rating from A to E.

You can read [guidance for landlords on the regulations and exemptions \(https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance\)](https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance).

Energy rating and score

This property's energy rating is D. It has the potential to be B.

[See how to improve this property's energy efficiency.](#)

The graph shows this property's current and potential energy rating.

Properties get a rating from A (best) to G (worst) and a score. The better the rating and score, the lower your energy bills are likely to be.

For properties in England and Wales:

the average energy rating is D
the average energy score is 60

