



## Jupiter Crescent, Five Lane Ends, £795 Per Calendar Month

**\*\* IMMACULATE TWO BEDROOM END TOWN HOUSE WITH PARKING AND COMMUNAL GARDEN \*\***

This two double bedroom end town house located in this sought after cul-de-sac ,a short distance from Enterprise 5 shopping complex and Idle village .  
The property briefly comprises : Entrance Hall ,downstairs wc, modern kitchen with integrated dishwasher and spaces for fridge freezer and washing machine ,spacious lounge/diner with access to the rear communal garden . To the first floor two double bedrooms both with fitted wardrobes and drawers and a NEW BATHROOM with shower over the bath .

Further benefits include NEWLY DECORATED THROUGHOUT ,GCH ,DG and alarm system .

Externally there is parking for one car and a communal garden .

\*\*\*\*\*OVER 55's Only\*\*\*\*\*

Council Tax Band B.

\*\*\*\*VIEW IMMEDIATELY \*\*\*\*

SORRY NO SMOKERS



## Deposit

A deposit equivalent to five weeks rent will be required to be paid at the start of the tenancy. This is subject to referencing.



**Agent Notes & Disclaimer** We endeavour to make our particulars fair, accurate and reliable. The information provided does not constitute or form part of an offer or contract, nor may it be regarded as representation. All interested parties must verify accuracy and your solicitor must verify tenure/lease information, fixtures & fittings and, where the property has been extended/converted, planning/building regulation consents. All dimensions are approximate and for guidance only, as are floorplans which are not to scale, and their accuracy cannot be confirmed. Reference to appliances and/or services does not imply that they are necessarily in working order or fit for purpose. We strongly advise prospective buyers to commission their own survey or service reports before finalising their offer to purchase. **Money Laundering Regulations** Intending purchasers will be asked to produce identification and proof of finance. We would ask for your co-operation in order that there will be no delay in agreeing a sale. We are covered and members of The Property Ombudsman.

Energy Efficiency Rating			Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) <b>A</b>			(92 plus) <b>A</b>		
(81-91) <b>B</b>			(81-91) <b>B</b>		
(69-80) <b>C</b>			(69-80) <b>C</b>		
(55-68) <b>D</b>			(55-68) <b>D</b>		
(39-54) <b>E</b>			(39-54) <b>E</b>		
(21-38) <b>F</b>			(21-38) <b>F</b>		
1-20 <b>G</b>			1-20 <b>G</b>		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO <sub>2</sub> emissions		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC		<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

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