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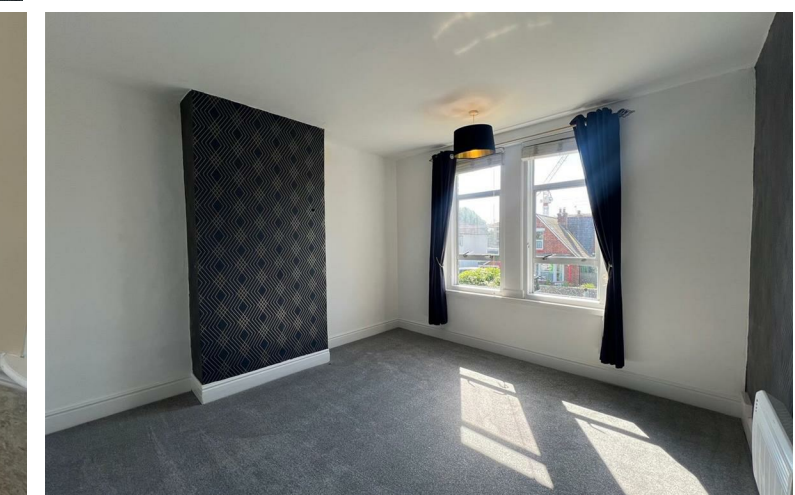
Bursledon

02380 010440

**24 Castle Street
Portchester
Fareham
PO16 9PU**

£1,650 PCM

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This large family semi-detached home, full of period features, offers two spacious reception rooms along with a kitchen and lean-to at the rear. Upstairs, there are three generous double bedrooms and a family bathroom. The property has recently been updated with new windows, carpets and redecoration throughout. Externally, the home benefits from a front garden with driveway, and gated side access leading to the substantial rear garden and a large shed for storage. The property is situated in the popular location of Castle Street, Portchester, close to local shops and amenities.

Brief Agency Fees
 Rent £1,650.00
 Deposit £1903.84
 Holding Deposit £380.76

All tenancies are granted subject to status!
 To find out more information about the mobile services and broadband, please visit the OFCOM website.

A holding deposit equal to one weeks rent will be required to commence a tenancy application along with submitting our completed Pre-Tenancy Form. Under normal circumstances this holding deposit is fully refundable should the landlord or agent choose not to proceed with the tenancy. However if you decide not to proceed, withhold or supply us with false information we reserve the right to retain these monies. This includes but is not limited to withholding information relating to a previous landlords reference, adverse credit or declaring a false or misleading level of salary or income.

- Lounge**
15'1" x 12'9" (4.6 x 3.9)
- Dining Room**
15'5" x 12'9" (4.7 x 3.9)
- Kitchen**
10'2" x 9'10" (3.1 x 3.0)
- Bedroom One**
13'1" x 12'5" (4.0 x 3.8)
- Bedroom Two**
12'9" x 9'6" (3.9 x 2.9)
- Bedroom Three**
10'9" x 9'6" (3.3 x 2.9)
- Bathroom**
6'6" x 5'6" (2.0 x 1.7)

Please discuss with our property managers what income levels you will need to have prior to paying your holding deposit or should you require any further clarification.

Property Information
 Council Tax: D

Fees which may apply during your tenancy:
 * Lost/stolen/replacement keys - £60
 * Any amendments or variations to the tenancy agreement - £50
 * Late payment of rent after the prescribed legally recognised period 3% above the bank of England Base rate.

Utilities:
 Electric: Mains
 Water: Mains
 Sewerage: Mains
 Heating: Gas Mains

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For a full list of fees please contact our office.

Parking: Driveway

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

