

Jonathan Hunt

— LETTING AGENCY —

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14 Jubilee Cottages, Aspenden, Buntingford, SG9 9PE

£2,500 Per Month

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A beautifully refurbished four bedroom semi detached family home situated in the highly sought after village of Aspenden. Offering spacious and well planned accommodation, the property features an impressive open plan kitchen, dining and family room with a contemporary shaker style kitchen, quartz worktops, integrated appliances and a large central island. A separate utility room, spacious living room and ground floor shower room complete the downstairs accommodation. Upstairs are four well proportioned bedrooms and a modern family bathroom. Outside, the property benefits from driveway parking, an enclosed rear garden, an extensive Indian sandstone patio and a useful garden store.

Council Tax Band E
East Herts District Council

Viewings are arranged subject to applicants providing sufficient information for an initial assessment against Goodlord's referencing criteria.

Applicants must be able to demonstrate:

A combined gross annual household income of at least 30 times the monthly rent, or eligible UK savings accepted by Goodlord. Satisfactory credit history and, where applicable, a satisfactory landlord reference.

Some applicants who receive benefit income may also satisfy Goodlord's affordability requirements. A suitable UK-based guarantor may be required, subject to the landlord's agreement. Please note that not all landlords accept guarantors.



Kitchen

Family/Dining Area

Lounge

Downstairs Shower Room

Utility Room

Landing

Bedroom 1

Bedroom 2

Bedroom 3

Bedroom 4

Bathroom

Garden

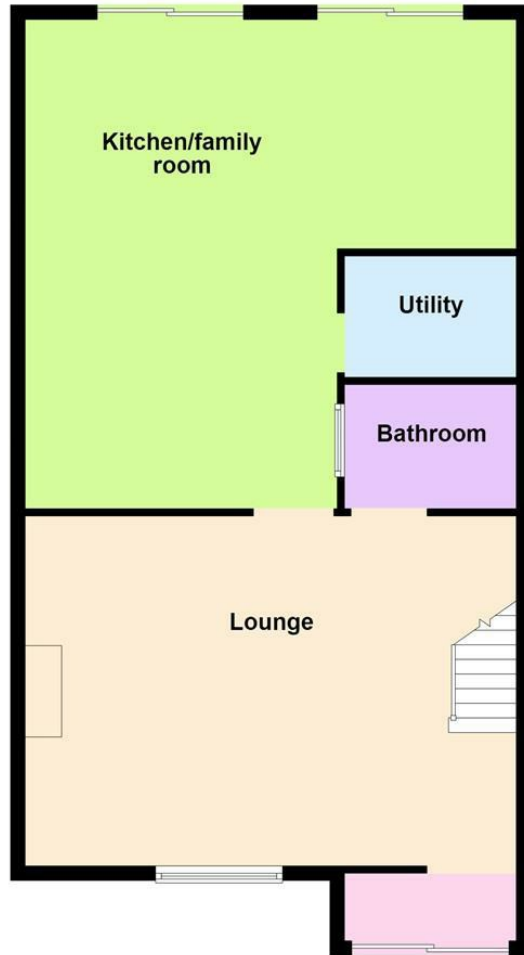
Patio Area





Ground Floor

Approx. 80.3 sq. metres (864.0 sq. feet)



First Floor

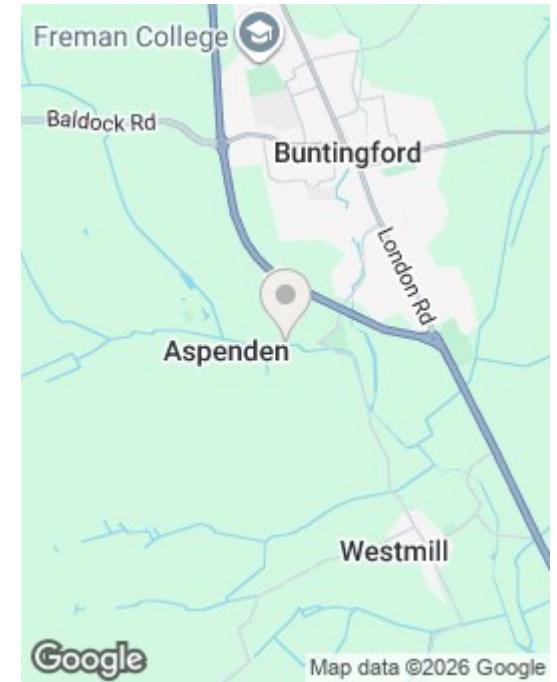
Approx. 49.3 sq. metres (530.9 sq. feet)



Total area: approx. 129.6 sq. metres (1394.9 sq. feet)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other item are approximate and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only and should only be used as such by any prospective purchaser.

Plan produced using PlanUp.



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