

# £700 pcm

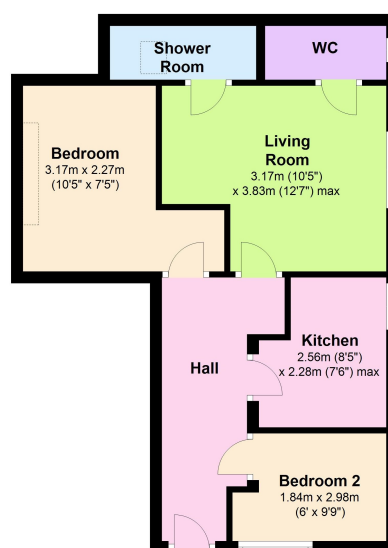
Station Street, Chatteris, Cambridgeshire PE16 6EL



To arrange a viewing call us now on 01354 694900

Deposit £807

elliswinters&co - Available beginning of August, this ground floor apartment has kitchen, living room and shower room. Outside there is off road parking for one car. For more information or to book a viewing, call us on 01354 694900.



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## GROUND FLOOR

### KITCHEN

2.56m (8'5") x 2.28m (7'6") max. Fitted with a matching range of wall and base units having single electric oven and four ring gas hob with extractor over, plumbing for washing machine, space for fridge, wooden flooring and window to side.



### LIVING ROOM

3.83m (12'7") max. x 3.17m (10'5")

Window to side, wooden flooring.

### BEDROOM 1

3.17m (10'5") x 2.27m (7'5")

SKYLIGHT.



### SMALL STUDY/BEDROOM 2

2.98m (9'9") x 1.84m (6') Window to front, wall mounted gas boiler, meter cupboard.

WC Fitted with a low level WC and hand wash basin. Window to side.

SHOWER ROOM Fitted with a single cubicle having electric shower, wash hand basin, skylight.



OUTSIDE There is one allocated parking space.

SERVICES Mains gas, electricity, water and drainage.

DIRECTIONS Proceed round into Park Street and turn right into Station Road. Turn left into Station Street and proceed almost to the mini roundabout where the apartment is located on the right hand side.

## VIEWINGS

By arrangement with elliswinters&co on 01354 694900

Council Tax band - A

EPC - C

### Tenant Reference and Credit Checks

As part of our standard pre-tenancy process, we carry out credit and reference checks on all prospective tenants. These checks are essential to ensure suitability for the tenancy and are conducted in accordance with relevant data protection laws (GDPR). The cost of these checks is fully covered by Ellis Winters, and no charge is passed on to the applicant.

### Disclaimer

All property details, photographs, floorplans, and other marketing materials produced by Ellis Winters are for general guidance only and do not form part of any contract. While we strive for accuracy, measurements, descriptions, and other information are provided in good faith but should be independently verified. We recommend that prospective tenants conduct their own due diligence before making any decisions.

ellis winters 20 Market Hill, Chatteris, Cambridgeshire, PE16 6BA

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