

59 South Grange Road, Ripon, HG4 2PA

£1,400PCM (Deposit: £1,615)

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Tax Band: C Furnished: Unfurnished

A generously proportioned semi-detached bungalow occupying an elevated position in a sought-after area on the south side of Ripon. The spacious and versatile accommodation was comprehensively modernised in late 2025 with a smart modern kitchen and shower room, fresh neutral décor and carpets. The plot includes a south facing garden, drive and single garage.

APPLICATION INFORMATION One weeks rent is payable to reserve a property which will then be deducted from the first month's rent. Properties will remain available until this is paid. As part of the application, you will need to provide at least one form of photo identification such as (colour copy of passport, driver's licence and a utility bill). The completion and submission of the initial application does not guarantee the offer of a tenancy, this is subject to satisfactory references being obtained. A deposit equivalent to five weeks rent is payable before the commencement of the Tenancy. The first month's rent will be requested on the day the tenancy commences and after the contracts are signed. Applicants must show evidence of their content's insurance prior to the start of a tenancy. Payments can be made by bank transfer only. Personal cheques are not acceptable.

- Spacious, Bright & Versatile
- Generous Room Sizes
- Light, Neutral Décor
- Smart Kitchen with Appliances
- Driveway & Garage
- Roomy Central Hallway
- Three Flexible Bedrooms
- Wide Windows with Blinds
- Stylish Shower Room
- South Facing Rear Garden



TOTAL FLOOR AREA: 787 sq. ft. (73.1 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of floors, walls, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such for any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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