



## 22 Andrews Walk, Bury St. Edmunds, IP32 6SJ

£1,375 Per Month

- SPACIOUS FAMILY HOME
- THREE BEDROOMS
- GARAGE WITH ELECTRIC DOOR
- DOUBLE GLAZED
- LARGE KITCHEN / DINER
- WALK IN WARDROBE TO BEDROOM ONE
- ENCLOSED GARDEN TO REAR
- CONSERVATORY
- OFFICE AREA
- GAS CENTRAL HEATING

## Directions

## Viewings

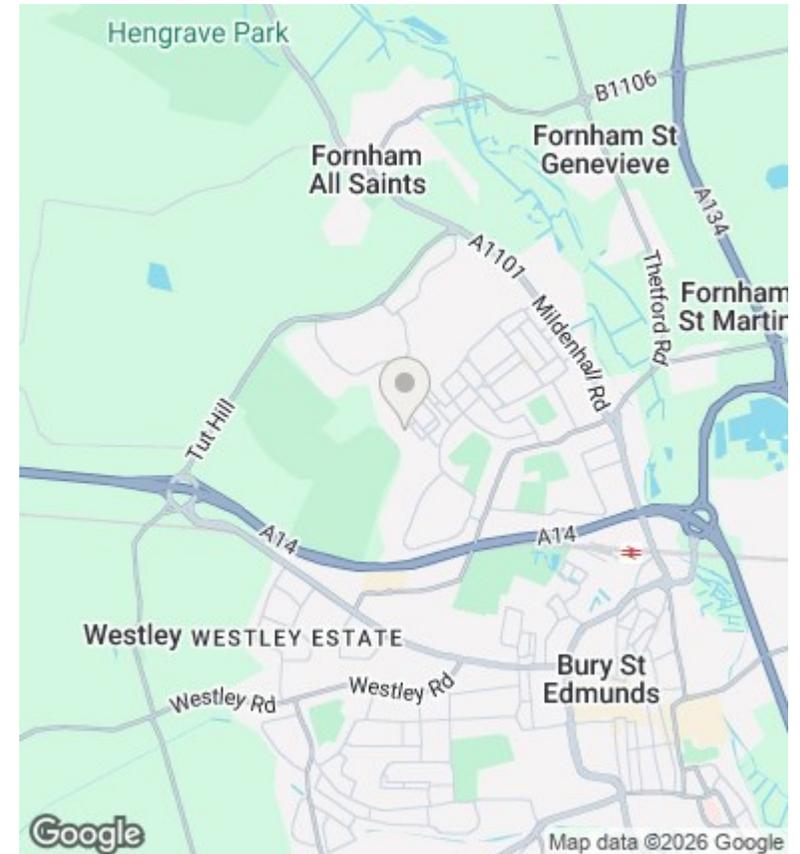
Viewings by arrangement only. Call 01284 766884 to make an appointment.

## Council Tax Band

B

## EPC Rating:

C



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			84
(69-80) C		73	
(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	

Holding deposit equivalent to one week's rent required upon application. Other fees may apply during the tenancy.