£1,300 Per Calendar Month

South Parade, PO4 0SH

bernards
THE ESTATE AGENTS

2 2 1



HIGHLIGHTS

- TWO BEDROOM APARTMENT
- LOUNGE & SEPARATE DINING AREA
- FURNISHED
- STUNNING SEA FRONT LOCATION
- MODERN BATHROOM
- EN SUITE TO MASTER BEDROOM
- BAY WINDOWS IN LIVING AREA
- WHITE GOODS INCLUDED
- OPEN PLANNED LIVING
- AVAILABLE FROM LATE DECEMBER

Seafront Location with Magnificent sea views

Beautifully presented, this fully furnished two bed property is available to let NOW!

The whole apartment has been finished to a high specification and decorated in a modern neutral design. On arrival to the flat the apartment is flooded with light due to the stunning large windows which cover the open planned living area and second bedroom.

The apartments offers an open planned living/kitchen area with integrated white goods. To the side of the living area there is an additional dining area. Two double bedrooms both have built in wardrobes and the master having its own shower room.

The views do not disappoint and viewing is strongly recommended. Available from late December onwards.

Call today to arrange a viewing
02392 864 974
www.bernardsea.co.uk











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PROPERTY INFORMATION

Removal Quotes

As part of our drive to assist clients with all aspects of the moving process, we have sourced a reputable removal company. Please ask a member of our sales team for further details and a quotation.

Right to Rent

Each applicant will be subject to the right to rent checks. This is a government requirement since February 2016. We are required to check and take a copy of the original version of acceptable documentation in order to adhere to the Right to rent checks. This will be carried out at referencing stage. Please speak to a member of staff for acceptable Identification.

Tenant Fees Act 2019

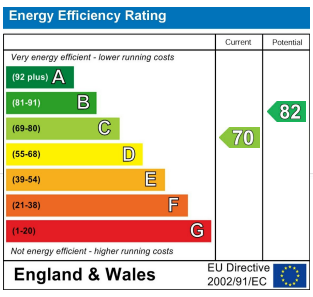
As well as paying the rent, you may also be required to make the following permitted payments.

For properties in England, the Tenant Fees Act 2019 means that in addition to rent, lettings agents can only charge tenants (or anyone acting on the tenant's behalf) the following permitted payments:

· Holding deposits (a maximum of 1 week's rent);
· Deposits (a maximum deposit of 5 weeks' rent for annual rent below £50,000, or 6 weeks' rent for annual rental of £50,000 and above);
· Payments to change a tenancy agreement eg. change of sharer (capped at £50 or, if higher, any reasonable costs);
· Payments associated with early termination of a tenancy (capped at the landlord's loss or the agent's reasonably incurred costs);
· Where required, utilities (electricity, gas or other fuel, water, sewerage), communication services (telephone, internet, cable/satellite television), TV licence;
· Council tax (payable to the billing authority);
· Interest payments for the late payment of rent (up to 3% above Bank of England's annual percentage rate);
· Reasonable costs for replacement of lost keys or other security devices;
· Contractual damages in the event of the tenant's default of a tenancy agreement; and
· Any other permitted payments under the Tenant Fees Act 2019 and regulations applicable at the relevant time.

Council Tax Band: C

Portsmouth City Council



Scan here to see all our properties for sale and rent





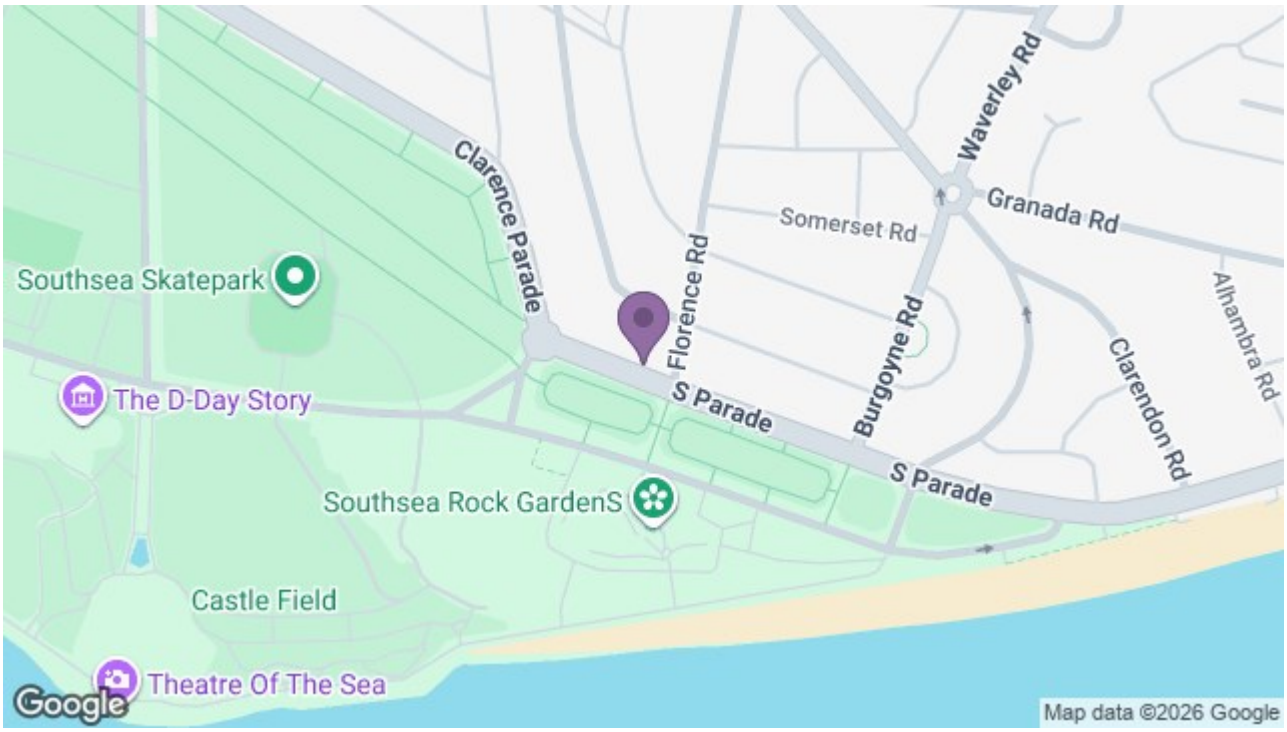






TOTAL APPROX. FLOOR AREA 845 SQ.FT. (78.5 SQ.M.)

For illustrative purposes only. Decorative finishes, fixtures, fittings and furnishings do not represent the current state of the property. Measurements are approximate. Not to scale
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