

JOHN GOODWIN

THE PROPERTY PROFESSIONALS

EST. 1981



Bromyard, Herefordshire, HR7 4BN

£1,500 pcm

A very well presented detached bungalow set within the complex of Fir Tree Cottages which is located in the village of Much Cowarne. Offered to let unfurnished and comprises open plan living room with fully fitted kitchen with electric oven, hob, integrated fridge/freezer, dishwasher and washer/dryer and patio doors leading to an a rear court yard, two double bedrooms and shower room. Front paved area of garden. Electric heating. Single garage and allocated parking.

Bedrooms: 2 | Bathrooms: 1 | Receptions: 1



01684 892809

Malvern Office
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13 Worcester Road, Malvern, Worcestershire, WR14 4QY
Offices also at Ledbury, Upton, Colwall, Colwall Office & London



Deposit: £1,730.76

Furnishing: Unfurnished

Description

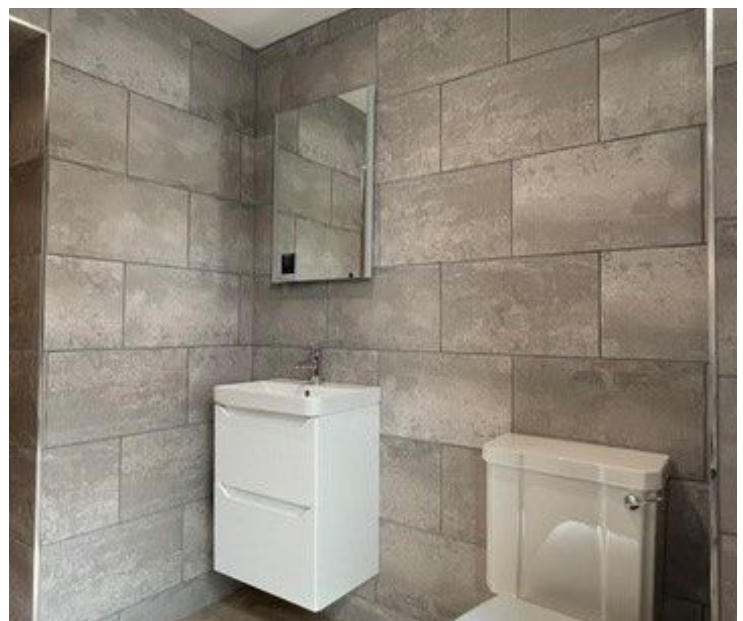
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Directions

<https://what3words.com/riverside.predict.daunting>

Location

The Fir Tree Cottages complex is situated in the beautiful village of Much Cowarne located approximately 9 miles from Hereford and 10 miles from Bromyard where an extensive array of amenities are available. Nearby villages of Stoke Lacy and Burley Gate offer a Post Office, community shop and primary school. The Hop Pocket Shopping Village is just three miles away at Bishops Frome where you will also find a community shop and two public houses.





Viewing

By appointment to be made through the Agent's Malvern Office, Tel:

01684 892809 

Council Tax

COUNCIL TAX BAND "TBC"

Energy Performance Certificate

The EPC rating for this property is E (41).

Broadband

Agents note: Satellite Broadband will be required in this location due to poor signal.

Holding Fee & Deposit

Before the tenancy starts (payable to John Goodwin 'the Agent')

Holding Deposit: 1 week's rent which equates to £ 346.15

This is to reserve a property. Please note: This will be withheld if any relevant person (including guarantors(s)) withdraw from the tenancy, fail a Right-to-Rent check, provide materially significant false or misleading information, or fail to sign their tenancy agreement (and / or Deed of Guarantee) within 15 calendar days (or other Deadline for Agreement as mutually agreed in writing).

Deposit: 5 weeks' rent which equates to £ 1730.76

This covers damages or defaults on the part of the tenant during the tenancy.

MISREPRESENTATION ACT, 1967

JOHN GOODWIN - Conditions under which Particulars are issued:

John Goodwin for himself and for the Vendors or lessors of this property whose agent he gives notice that:

1.The particulars are set out as a general outline only for the guidance of intending purchasers or leasees and do not constitute, nor constitute part of, an offer or contract.

2.All descriptions, dimensions, references to condition and necessary permissions for use and occupation and other details are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them.

3.No person in the employment of John Goodwin has any authority to make or give any representation or warranty whatever in relation to this property.