



Chartered Surveyors & Letting Agents



The Barn, Swann Yard, Market Place, Uppingham, LE15 9TU **£1,050 PCM**

Beautiful stone Barn Conversion with superbly appointed interior incorporating high quality fittings and a wealth of character features. The property is discreetly positioned in the centre of Uppingham and offers accommodation which benefits from gas central heating and comprises:

GROUND FLOOR: Breakfast Kitchen, Inner Hall, Cloakroom/WC, Sitting Room; **FIRST FLOOR:** Master Bedroom with en-suite Shower Room, further double Bedroom, Bathroom.

OUTSIDE: walled garden, parking space for one vehicle.

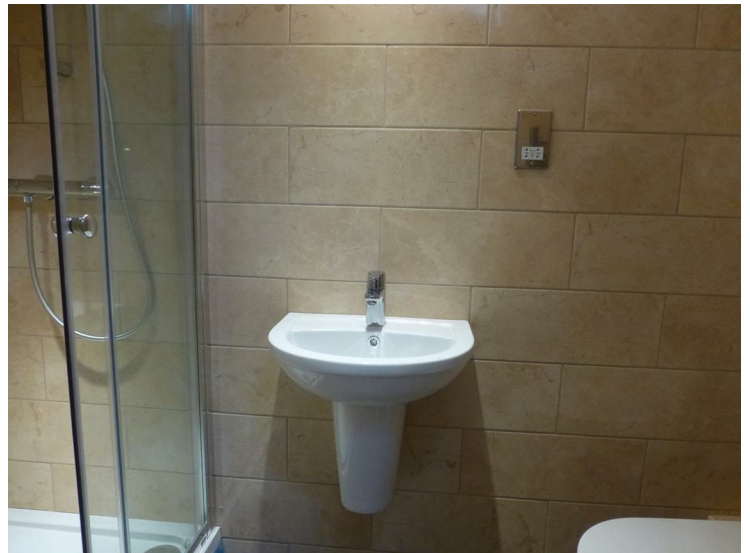
Rutland Council Tax Band: A
Deposit £1211.53

Oakham
5 Market Street
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Rutland LE15 6DY
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Letting Centre: 01572 755513
oakham@murray.co.uk

Stamford
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01780 766604
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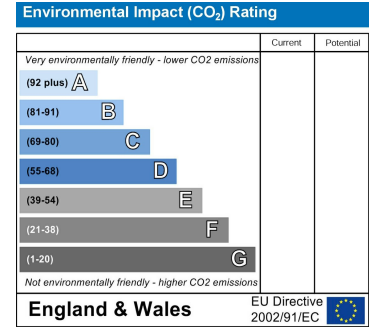
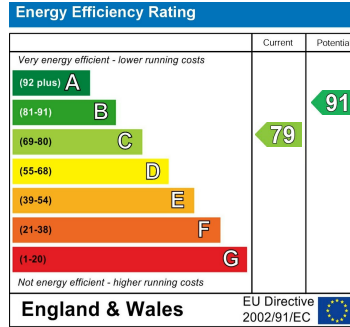
Uppingham
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According to <https://checker.ofcom.org.uk/>
 Broadband availability: Standard, Superfast, Ultrafast
 Mobile signal availability:
 EE - good in-home and outdoor
 O2 - variable in-home, good outdoor
 Three - good (outdoor only)
 Vodafone - variable (outdoor only).
 Results are predictions and not a guarantee.

None of the services, fittings, or appliances (if any) heating installations, plumbing or electrical systems, telephone or television points have been tested by the Selling Agents.



- SERVICES
- Mains electricity
 - Mains water supply
 - Mains sewerage
 - Gas central heating