

## 25 Kingsley Court, St. Columb, TR9 6PD



Semi-detached 2 bedroom house with garage and within easy access of the A30.

The property benefits from a lounge, kitchen, 2 double bedrooms, bathroom, small garage store with a handy utility room at the rear and a rear garden with patio.

**£1,150 PCM**



The property is unfurnished and is available from 1st September for long term let. The deposit is equivalent to a month's rent.

To arrange a viewing on this or any of our other properties please complete the Tenancy Application Form on the Start and Co home page at [www.starts.co.uk](http://www.starts.co.uk).

| Energy Efficiency Rating                    |  |                         | Environmental Impact (CO <sub>2</sub> ) Rating |                                                                 |  |
|---------------------------------------------|--|-------------------------|------------------------------------------------|-----------------------------------------------------------------|--|
|                                             |  | Current                 | Potential                                      |                                                                 |  |
| Very energy efficient - lower running costs |  |                         |                                                | Very environmentally friendly - lower CO <sub>2</sub> emissions |  |
| (92 plus) A                                 |  |                         |                                                | (92 plus) A                                                     |  |
| (81-91) B                                   |  |                         |                                                | (81-91) B                                                       |  |
| (69-80) C                                   |  |                         |                                                | (69-80) C                                                       |  |
| (55-68) D                                   |  |                         |                                                | (55-68) D                                                       |  |
| (39-54) E                                   |  |                         |                                                | (39-54) E                                                       |  |
| (21-38) F                                   |  |                         |                                                | (21-38) F                                                       |  |
| (1-20) G                                    |  |                         |                                                | (1-20) G                                                        |  |
| Not energy efficient - higher running costs |  |                         |                                                | Not environmentally friendly - higher CO <sub>2</sub> emissions |  |
| England & Wales                             |  | EU Directive 2002/91/EC |                                                | England & Wales                                                 |  |
|                                             |  |                         |                                                | EU Directive 2002/91/EC                                         |  |

