

## Stables View, Park Lane, Ripon, HG4 3HJ

£1,200PCM (Deposit: £1,384)

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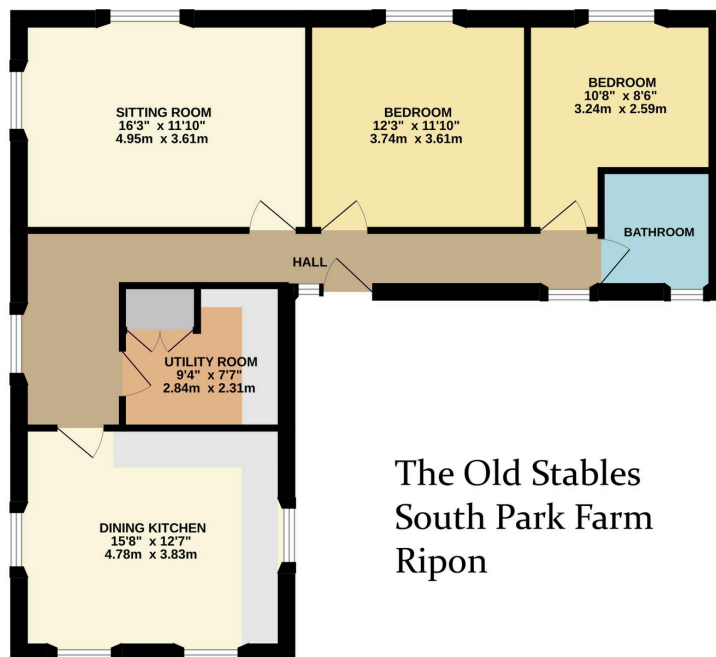


Tax Band: D Furnished: Unfurnished

A stunning country home, forming part of a rural farmstead less than two miles from the centre of Ripon and a wide range of amenities. Stylish features, quality appointments and neutral décor perfectly compliment the proportions and character of the building to create a charming home. Further benefits include electric heating, double glazing, a small patio area and parking space.

**APPLICATION INFORMATION** One weeks rent is payable to reserve a property which will then be deducted from the first month's rent. Properties will remain available until this is paid. As part of the application, you will need to provide at least one form of photo identification such as (colour copy of passport, driver's licence and a utility bill). The completion and submission of the initial application does not guarantee the offer of a tenancy, this is subject to satisfactory references being obtained. A deposit equivalent to five weeks rent is payable before the commencement of the Tenancy. The first month's rent will be requested on the day the tenancy commences and after the contracts are signed. Applicants must show evidence of their content's insurance prior to the start of a tenancy. Payments can be made by bank transfer only. Personal cheques are not acceptable.

- Semi-Rural Location
- Spacious & Characterful
- Flexible & Versatile
- Living/Dining Kitchen
- Far Reaching Views
- 2 Miles to Ripon Centre
- Two Double Bedrooms
- Stylishly Appointed
- Car Parking Space
- Rare Opportunity



TOTAL FLOOR AREA - 902 sq ft (83.8 sq.m) approx.  
Whilst every attempt has been made to ensure the accuracy of the floorplans contained here, measurements of doors, windows, beams and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
Made with Metreplan 10/2014

**01765 608203**

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