

# Philip Martin

LETTINGS LIMITED



ST. ERME  
£875 PCM

# 50 POLISKEN WAY, ST. ERME, TRURO, TR4 9RG

A well presented semi detached house situated in a popular village location with easy access to Truro and the A30. Porch, lounge/dining room, kitchen, bedroom and bathroom. Driveway and additional allocated parking space as well as enclosed garden. Pets Considered.

- Electric Heating
- Pets Considered
- Available Immediately
- Council Tax Band A
- Enclosed Garden

- Double Glazed Windows
- 2 Parking Spaces
- Deposit £1009
- EPC TBC
- Initial Fixed Term of 6 Months

## PORCH

## LOUNGE/DINING ROOM

## KITCHEN

## BEDROOM

## BATHROOM

## CREDIT REFERENCES AND DEPOSIT

Prospective tenants will be required to complete an application form and if successful will have to pay a holding deposit equivalent to 1 weeks rent. At that stage we will carry out a credit reference and only once the referencing is successfully completed will the property be formally offered. Prior to occupation the balance of the first months rent and a deposit equivalent to 5 weeks rent will be payable.

## DIRECTIONS

Heading towards the Carland Cross from Truro on the A39 take the right hand turning towards St Erme and then turn right again before turning left. Continue along the road towards the junction at the top and the entrance to Polisken way is on the right had side.

## CONTACT US

6 Cathedral Lane  
Truro  
Cornwall  
TR1 2QS

01872 272716

lettings@philip-martin.co.uk

