



House - Terraced (EPC Rating: C)

**33 HUCKLEMARSH ROAD, LUDLOW, SY8
2PB**

£725 Per Calendar Month



1 Bedroom House - Terraced located in Ludlow

| One Bedroom | Terraced Property | Sitting Room | Kitchen | Bathroom | Modest Enclosed Lawned Garden To The Front | Allocated Parking For One Vehicle | EPC Rating C | Available For Immediate Occupation Subject To Referencing And Landlords Consent |

The Property

The front door opens into a sitting room with windows to front and side, spiral staircase rising to first floor, tv point and panel radiator.

The kitchen offers a selection of base and wall mounted cabinets, 4 ring electric hob, integrated electric oven, roll edge work surfaces, sink, vinyl flooring and window to front.

Upstairs, there is a double bedroom with windows to front and side, along with built in wardrobes, a further storage cupboard, housing boiler, TV aerial and panel radiator.

The bathroom offers a suite to include WC, pedestal wash hand basin, panel enclosed bath with shower attachment and splashback glass screen, panel radiator, wall tiling and vinyl flooring.

Outside there is allocated parking for one vehicle along with a modest enclosed lawned garden.

Affordability And Household Income

To qualify for the income requirements when applying for this property our referencing company require proof of a minimum household income of £21,750. Should a guarantor be required to support an application, an income of £26,100 would be required.

Services And Expenditure

Services - Mains electricity, drainage and water.
Mains gas central heating.

Shropshire Council - Tax - Band A

Broadband Connectivity - 1800Mbps Download.
220Mbps Upload - Ultrafast - Source Ofcom

Tenancy Information And Permitted Payments

For information and payments in relation to the property please follow the Tenancy Information link.

This can be found above or below the asked rent when visiting Rightmove, On The Market and Zoopla. If viewing on our own website this information can be found by selecting Tenant Guide from the To Let drop down menu.

Viewings

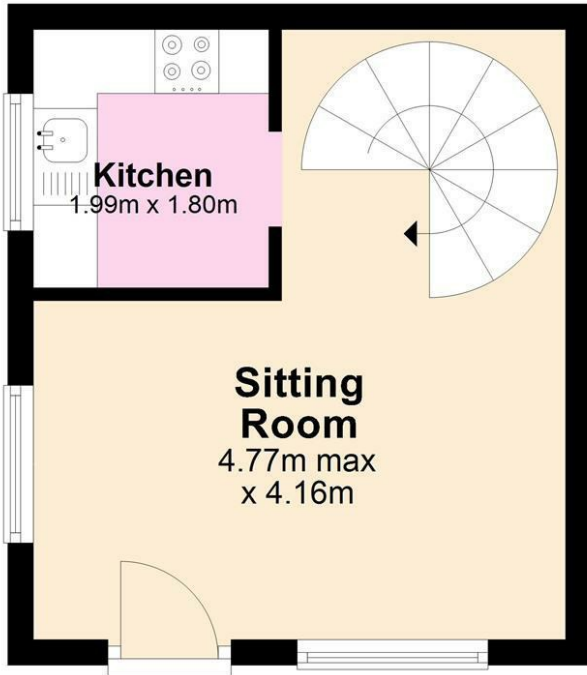
In order to request a viewing we ask that all applicants complete our Pre-Qualifying application through our referencing and tenancy platform Goodlord.



FLINT AND COOK HEREFORD LETTINGS | 22 BROAD STREET, HEREFORD,
HEREFORDSHIRE, HR4 9AP

Ground Floor

Approx. 19.8 sq. metres



First Floor

Approx. 19.3 sq. metres

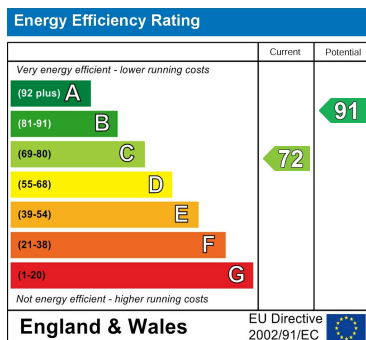


Total area: approx. 39.1 sq. metres

Council Tax Band

A

Energy Performance Graph



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<https://www.flintandcook.co.uk/>

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

