



2 FORTON HILL COTTAGES

Longparish, Andover, Hampshire, SP11 6NL



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£1,365 PCM

A bright two bedroom, semi detached cottage neutrally decorated throughout. The property is located in a peaceful rural location conveniently located for the A303.

THE PROPERTY

The property comprises a spacious sitting room, kitchen with oven and large larder cupboard, utility room and a downstairs WC.

Upstairs are two good sized double bedrooms and the bathroom with shower over the bath.

Outside are large gardens surrounding the property, storage shed and idyllic views over the fields beyond.

Off road parking for multiple cars.

ADDITIONAL INFORMATION

Services

Oil fired central heating
Mains water and electricity
Private drainage invoiced by Landlord
Mobile phone coverage good (Ofcom)
Full Fibre Broadband available (Openreach)

EPC

D60

Local Authority

Test Valley Borough Council
Band D

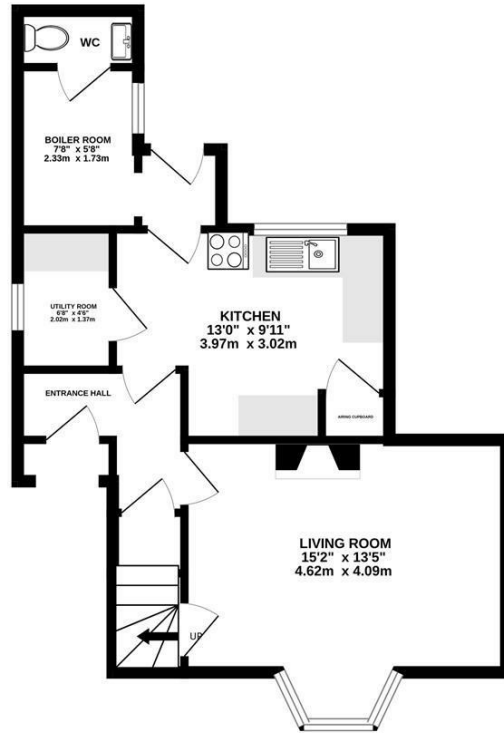
Deposit

Holding deposit: £315

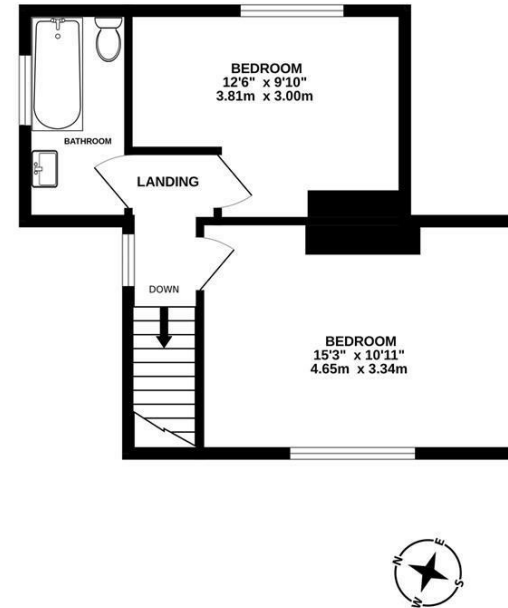
Total deposit: £1,575



GROUND FLOOR
463 sq.ft. (43.0 sq.m.) approx.



1ST FLOOR
368 sq.ft. (34.2 sq.m.) approx.



TOTAL FLOOR AREA: 831 sq.ft. (77.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms 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.
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IMPORTANT NOTICE

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

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