

£800 pcm

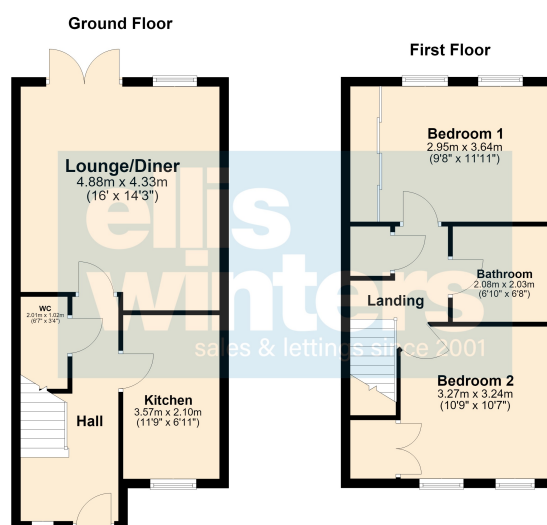
The Croft, Christchurch, Wisbech PE14 9PU



To arrange a viewing call us now on 01354 694900

Deposit £923

A well-presented two-bedroom mid-terrace property situated in the rural village of Christchurch, offering surprisingly spacious accommodation throughout. The ground floor comprises a good-sized kitchen, a generous lounge/diner providing an excellent space for both relaxing and entertaining with access directly to the garden. A convenient WC completes the downstairs. Upstairs, the property offers two well-proportioned double bedrooms, both benefiting from built-in storage, along with a modern family bathroom. Outside, the property benefits from allocated off-road parking and an enclosed rear garden, which will be turfed to provide an attractive and usable outdoor space. Having been refurbished to a high standard, this home offers a fantastic combination of modern presentation and practical living space. It really is a Tardis! The accommodation is considerably more spacious than you might expect from the outside, making this a property that is definitely worth viewing to fully appreciate the size and quality on offer.



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GROUND FLOOR

Kitchen
3.57m (11'9") x 2.10m (6'11")

Lounge/Diner
4.88m (16') x 4.33m (14'3")

WC
2.01m (6'7") x 1.02m (3'4")



FIRST FLOOR

Bedroom 1
3.64m (11'11") x 2.95m (9'8")

Bedroom 2
3.27m (10'9") x 3.24m (10'7")

Bathroom
2.08m (6'10") x 2.03m (6'8")



Energy rating D
Fenland District Council tax band A

SERVICES

Electric central heating, mains water and septic tank.



Tenant Reference and Credit Checks

As part of our standard pre-tenancy process, we carry out credit and reference checks on all prospective tenants. These checks are essential to ensure suitability for the tenancy and are conducted in accordance with relevant data protection laws (GDPR). The cost of these checks is fully covered by Ellis Winters, and no charge is passed on to the applicant.

Holding Deposits

A maximum of 1 week's rent.

Disclaimer

All property details, photographs, floorplans, and other marketing materials produced by Ellis Winters are for general guidance only and do not form part of any contract. While we strive for accuracy, measurements, descriptions, and other information are provided in good faith but should be independently verified. We recommend that prospective tenants conduct their own due diligence before making any decisions.

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