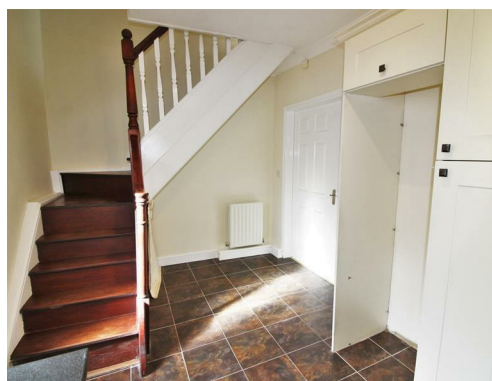


26 Church Street,
Darton S75 5HG

PCM
£700 PCM



THIS ATTRACTIVE TWO BEDROOM MID TERRACE PROPERTY BENEFITS FROM NEUTRAL DECOR, A REAR GARDEN AND A CENTRAL VILLAGE LOCATION.

AVAILABLE FROM THE START OF DECEMBER, UNFURNISHED, NO PETS, NO SMOKERS, BOND £800, COUNCIL TAX BAND A, ENERGY RATING - D

PAISLEY
PROPERTIES

LOUNGE 14'9" approx x 12'3" approx

You enter the property through a part glazed timber door into this well presented neutrally decorated lounge. There is a large window looking out onto the street. An electric fire and cream surround provides a focal point to the room. The room benefits from a beige carpet and chrome and glass light fitting which is in keeping with the neutral decor. Double doors lead to the kitchen.



KITCHEN 14'4" approx x 9'3" approx

This homely kitchen is fitted with cream shaker style base and wall units which is offset by a laminate granite worktop and beige mosaic splash-backs. Black floor tiles tie the room together. There is a double oven with a gas hob and hood extractor fan. There is plumbing for a washing machine and space for a fridge/freezer. A window looks out over the rear garden and a timber door provides access alike. There is space for a dining table and doors lead to the lounge.



FIRST FLOOR LANDING

Stairs ascend from the kitchen to the first floor landing which has attractive wooden stairs. As you reach the top of the stairs there is a beige carpet and pendant lighting. Doors lead to two bedrooms and the bathroom.

BEDROOM ONE 12'2" approx x 7'8" approx

This bright and airy double bedroom is situated to the front of the property. A large window provides a street view and allows light to filter in. There is ample space for free standing furniture. The room is decorated neutrally and has a beige carpet with pendant lighting. A door leads through to the first floor landing.



BEDROOM TWO 11'4" approx x 8'7" approx

This neutrally decorated double bedroom is situated at the rear of the property. There is an excellent storage cupboard that is built over the stairs and houses the boiler. This room is decorated the same as bedroom one and has a beige carpet and pendant lighting. A door leads to the first floor landing.



BATHROOM 8'9" approx x 6'4" approx

This spacious house bathroom comprises of a stylish white bath with wooden side panel and chrome mixer tap, pedestal hand basin and low rise W.C. Beige and white mosaic tiles surround the bath and an electric shower is positioned above. There is a tall airing cupboard which provides storage for towels and other such household items. Dark wood effect vinyl makes the floor easy to maintain and chrome spotlights lights provide light. A door leads to the first floor landing.



REAR GARDEN

This enclosed rear garden is perfect for enjoying the summer evenings. The paved and decked areas provide an excellent space for outdoor furniture and the raised flower bed has mature plants and shrubs. The rear garden can be accessed by a side gate and benefits from a door that leads directly into the kitchen.



FRONT GARDEN

At the front of the property is a small gravelled area with mature shrubs and plants surrounding it bringing a bit of colour to the front of the property. From the front garden a few steps lead you up to the front door.



PARKING

Please note there is car parking availability at the end of the row of terraces.

~ New Lettings Info ~

All measurements are approximate and quoted in metric with imperial equivalents and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. We advise you take your own measurements prior to ordering any fixtures, fittings or furnishings. Internal photographs are produced for general information and it must not be inferred that any item shown is included with the property. You are advised to check availability and book a viewing appointment prior to travelling to view.

Some of our properties do accept pets and DSS but you are advised to check this before arranging any viewings. In some cases landlords may request a higher monthly rent to allow for pets. We do not allow smoking in any of our properties.

As of the 1st June 2019 there will be no referencing fees for tenants but we do ask that you are committed to renting the property before applying as fees will be incurred by the landlord and Paisley Properties in order to carry out thorough credit referencing.

We will ask for a holding deposit equivalent to approximately 1 weeks rent, terms and condition apply and will be provided upon application.

We always charge a deposit which is no more than the equivalent of five weeks rent. Please check the individual property for deposit amounts. All our deposits are held in a separate insured account held by the Deposit Protection Scheme (DPS). If pets are allowed in the property then an increased deposit may be required.

~ Paisley Properties ~

We are available to do appointments up until 8pm Monday to Friday and up until 4pm Saturday and Sunday so please contact the office if you would like to arrange a viewing. We also offer a competitive sales and letting service, please contact us if you would like to arrange an appointment to discuss marketing your property through Paisley, we would love to help.

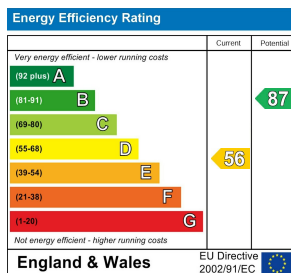
~ Paisley Mortgages ~

Mandy Weatherhead at our sister company, Paisley Mortgages, is available to offer clear, honest whole of market mortgage advice. We also run a first time buyer academy to help you prepare in advance for your first mortgage, home-mover and re-mortgage advice. If you would like to speak to Mandy, please contact us on 01484 444188 / 07534 847380 to arrange an appointment.

*Your home may be repossessed if you do not keep up repayments on your mortgage. *

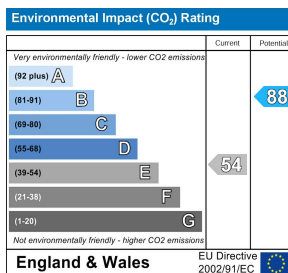


Measurements are approximate. Not to scale. Illustrative purposes only
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PAISLEY
PROPERTIES