MURRAY

Chartered Surveyors & Letting Agents



7, Noel Avenue, LE15 6SQ
£1,050 PCM

An extended and well-positioned three-bedroom detached property, complemented by a single garage, ample off-road parking and a generous, low-maintenance rear garden with summerhouse, situated within a popular residential area on the edge of Oakham.

Benefiting from gas central heating, solar panels and full double glazing, the well-maintained accommodation briefly comprises:

GROUND FLOOR: Entrance Hall, Living Room, refitted, modern shaker-style Kitchen/Diner, Utility Room, WC;

FIRST FLOOR: Master Bedroom with en-suite Shower Room, two further Bedrooms (a double and a single), Family Bathroom.

Council Tax Band: (Rutland)
Deposit: £1,211.53

Oakham
5 Market Street
Oakham
Rutland LE15 6DY
Tel: 01572 755555
Letting Centre: 01572 755513
oakham@murray.co.uk

Stamford
Sales Enquiries
01780 766604
Lettings Enquiries
01572 755513
stamford@murray.co.uk

Uppingham
18 High Street East
Uppingham
Rutland LE15 9PZ
Tel: 01572 822587
Letting Centre: 01572 822587
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SERVICES
Mains electricity
Mains water supply
Mains sewerage
Gas central heating
Solar panels

According to https://checker.ofcom.org.uk/
Broadband availability: Standard, Superfast, Ultrafast
Mobile signal availability:
EE - good outdoor and in-home
O2 - good outdoor, variable in-home

Three - good outdoor
Vodafone - good outdoor
Results are predictions and not a guarantee.

None of the services, fittings, or appliances (if any) heating installations, plumbing or electrical systems, telephone or television points have been tested by the Selling Agents.



