

TO LET



Highfield Close, Dunscroft
£800 pcm


MARTIN & CO



Highfield Close, Dunscroft

Semi Detached House,
3 bedroom, 1 bathroom

£800 pcm

Date available: 22nd July 2024

Deposit: £923.07

Unfurnished

Council Tax band: B

- Three Bedroom Property.
- Modern Build.
- Garage.
- Enclosed Rear Garden.
- Modern Fitted Bathroom.
- Fitted Kitchen.
- Newly Decorated.



Martin & Co are pleased to offer this well presented three bedroom semi-detached property in Dunscroft. Briefly comprising of a living room, kitchen and wc on the ground floor. Two double bedrooms, a single bedroom and family bathroom on the first floor. Also benefits from off road parking, a garage and enclosed rear garden. Call now to arrange a viewing!

LIVING ROOM 14' 0" x 12' 8" (4.27m x 3.86m) A spacious living room situated at the front of the property, complimented with a feature fireplace.

KITCHEN 9' 0" x 16' 0" (2.74m x 4.88m) With a range of wood effect wall and base units, complimented with black worktops. Also benefits from a gas oven, hob and extractor fan. There is also plumbing for a

washing machine and plenty of space for a dining table. Patio doors leading to the rear garden.

WC 5' 0" x 3' 2" (1.52m x 0.97m) A useful wc situated on the ground floor.

BEDROOM 12' 0" x 7' 9" (3.66m x 2.36m) A double bedroom situated on the first floor.

BEDROOM 11' 0" x 9' 4" (3.35m x 2.84m) A second double bedroom situated on the first floor.

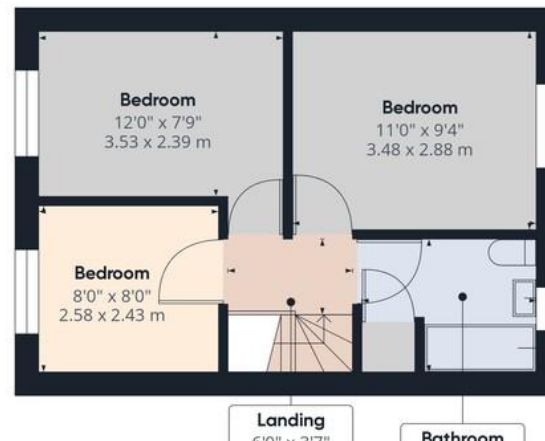
BATHROOM 8' 0" x 6' 4" (2.44m x 1.93m) A family bathroom fitted with white three piece suite and over bath shower situated on the first floor.



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Ground Floor



Approximate total area^m
744.54 ft²
69.17 m²

(1) Excluding balconies and terraces

While every attempt has been made to

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Accuracy: References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs including but not limited to carpets, fixtures and fittings are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. No person in the employment of the agent has any authority to make any representation about the property, and accordingly any information given is entirely without responsibility on the part of the agents, sellers(s) or lessors(s). Any property particulars are not an offer or contract, nor form part of one. **Sonic / Laser Tape:** Measurements taken using a sonic / laser tape measure may be subject to a small margin of error. **All Measurements:** All Measurements are Approximate. **Services Not tested:** The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor.