

**TO LET**



**Station Road, Warminster**

**2 Bedrooms, 1 Bathroom, Ground Floor Apartment**

**£900 pcm**

  
**MARTIN&CO**



## Station Road, Warminster

Ground Floor Apartment,  
2 bedroom, 1 bathroom

£900 pcm

Date available: Available  
Now

Deposit: £1,035

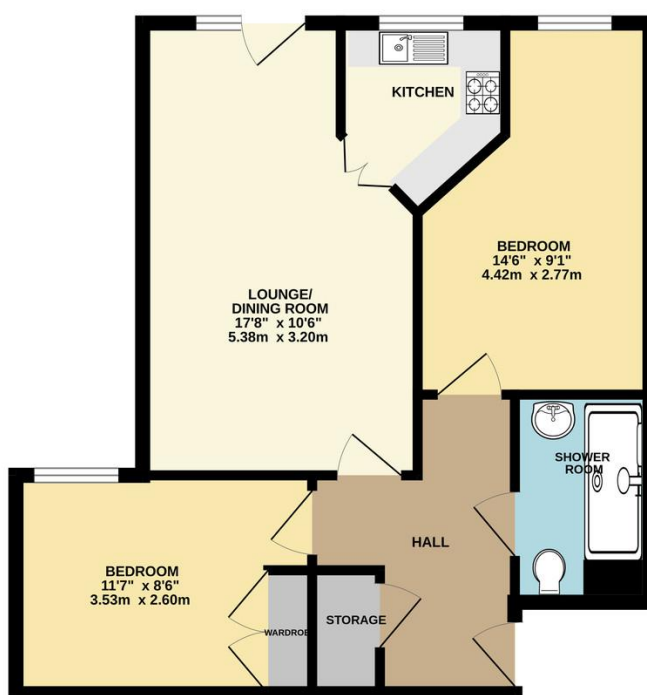
Holding deposit: £205

Unfurnished

Council Tax band: C

- Retirement development for over 55's - rent includes all service and management charges
- Delightful first floor two bedroom apartment
- Living room, two bedrooms and fitted kitchen
- Communal lounge and garden
- Residents' parking
- Central location
- Professionally managed by Martin & co

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	73 C	79 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		



TOTAL FLOOR AREA: 539 sq.ft. (50.1 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplans 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 for 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.  
Made with Metreplex 02025

A well presented first floor two bedroom apartment, purpose built for the over 55s, in a fantastic central town location. The rent includes all service and management charges. The apartment benefits from a living room, separate fitted kitchen and a good size bedrooms. Chatham Court also includes a communal garden and residents' lounge.

## Martin & Co Westbury

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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.