

Meadow Brook, Roundswell, Barnstaple
£790 pcm

John
Smale & Co.

Chartered Surveyors | Residential & Commercial Consultants



- Modern Semi-Detached House
- Master En-Suite
- Rear Garden
- No Pets/Smokers
- Rent - £790 / Deposit £910

- 3 Bedrooms
- Parking Bay for 1 Car
- Fitted Kitchen
- Employed/Retired Only
- Available May 2020

56 Meadow Brook, Roundswell, Barnstaple, Devon, EX31 3TG

Modern 3 bed semi-detached house with parking bay and rear garden. Accommodation comprises: Entrance hall, WC, Lounge, fitted kitchen with built in appliances, 3 bedrooms (master en-suite) and family bathroom. No Pets. No Smokers. Employed/Retired Only. Available May 2020. Rent £790.00pcm. Deposit £910.00

Ground Floor

Entrance

WC

WC, sink, frosted window to front.

Lounge

4.94m x 3.34m (16' 2" x 10' 11")

Range of units, built in appliances to include fridge freezer, microwave, gas, oven and hob, dishwasher and washing machine, double glazed window to rear, stainless steel drainer, lino flooring, radiator, understairs cupboard.

First Floor

Bedroom 1

3.01m x 3.36m (9' 11" x 11')

Built in wardrobe with mirrored doors, beige carpet, double glazed window to front, radiator, Tv and phone point.

Ensuite

Lino flooring, WC, wash hand basin, shower cubicle, heated towel rail mirrored cabinet, frosted double glazed window to front.

Bedroom 2

2.86m x 3.05m (9' 5" x 10')

Beige carpet, radiator, double window to rear, Tv and phone point.

Bedroom 3

2.57m x 1.82m (8' 5" x 6')

Beige carpet, radiator, double window to rear, Tv and phone point.

Airing Cupboard

with shelving.

Bathroom

1.96m x 2.07m (6' 5" x 6' 9")

Cream lino flooring, white suite comprising panelled bath with shaver attachment, WC, wash hand basin, frosted window to side.

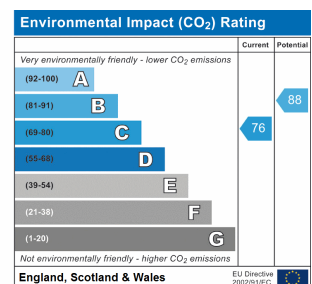
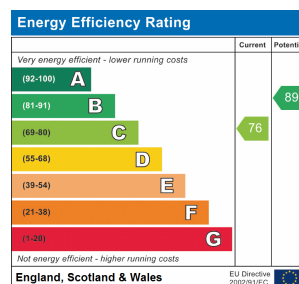
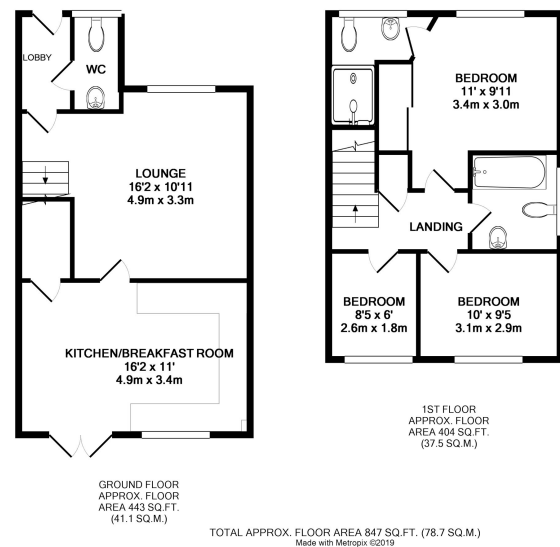
Services

Mains Gas, Electric and Water.

Council Tax Band C

Directions

From Cedars roundabout head towards Sainsbury's, turn right at next roundabout and Meadowbrook can be found on the right hand side. Follow the road round the bend and number 56 is located on your right with our board clearly displayed



At John Smale & Co we don't just sell houses! ...

Contact us now for information on all of our other services including Residential and Commercial Lettings, Property Management, Commercial Property Sales, Probate Valuations, Independent Financial Advice, Energy Performance Certificates, Auctions and New Homes.

These particulars have been prepared for guidance only. We have not carried out a detailed survey, not tested the services, appliances or specific fittings. Floor plans are not drawn to scale unless stated, measurements and distances are approximate only. Do not rely on them for carpets and furnishings. Photographs are not necessarily current and you should not assume that contents shown are included in the sale.

Email: lettings@johnsmale.com Website: www.johnsmale.com

5 Cross Street Barnstaple EX31 1BA

Offices also @ London (Mayfair Office)

Tel: 01271 329345