

TO  
LET



Hogsmill Way, West Ewell KT19 9PE

£1,850 pcm



252, Chessington Road, Ewell, Epsom, KT19 9XF 0208 394 2555 sales@jacksonnoon.com

## PROPERTY SUMMARY

Available Late May. 3 Bedroom house with extended kitchen, off street parking and garden, full gas central heating, double glazing and close to local amenities. Council Tax Band C

## POINTS OF INTEREST

- *3 Bedroom House*
- *Lounge, Kitchen*
- *Central Heating*
- *Off Street Parking*
- *Garden*
- *Available - Late May*



## ROOM DESCRIPTIONS

### Summary Information

#### Summary

3 Bedrooms | Close to Local amenities | Kitchen with Fitted Oven & Hob/Washing Machine/American Fridge-Freezer/Dishwasher | Double Glazed | Gas Central Heating | Rear Garden

Furnishing: Unfurnished

Parking Arrangements: Off street parking for 2 Cars

Council Tax Band: C

Available: Late May

Initial tenancy length: 12 months

The prospective tenant will need qualify, after full references, as acceptable for Rent Guarantee Indemnity Insurance purposes.

#### Deposits

Holding Deposit equal to 1 week's rent

Damage deposit equal to 5 week's rent, Zero deposit may also be available.

Jackson Noon Estate Agents Ltd are Members of The Property Ombudsman and CMP (Client Money Protect).

#### Front Door to

##### Entrance Hall

Wood flooring, under stairs cupboard, radiator, door to

##### Lounge

Wood flooring, double glazed bay window, radiator, wall mounting for TV, shelving, open to

##### Kitchen

Fitted oven and gas hob with extractor above, part tiled walls, extensive range of cupboards and units, archway to kitchen extension, stainless steel sink insert in roll top worksurfaces, American fridge freezer, washing machine, dishwasher, 2 double glazed windows, double glazed patio doors to rear garden

#### Refitted bathroom

Comprising panel enclosed bath with mixer tap and separate power shower, shower screen, vanity wash hand basin, low-level WC, heated towel rail, part tiled walls, tiled floor, extractor

#### Stairs to

##### First Floor Landing

Double glazed window, storage cupboard

##### Bedroom 1

Radiator, 2 double glazed windows, wood veneer flooring

##### Bedroom 2

Double glazed window, wood veneer flooring, radiator, fitted cupboard

##### Bedroom 3

Double glazed window, wood flooring, radiator

#### Outside

##### Front Garden

Mainly paved with off street parking for 2 cars

##### Rear garden

Side pedestrian access, covered patio area, lawn area, garden shed



