

TO LET

£1,500 pcm



52 Batt Drive, Cheddon Fitzpaine, Taunton, Somerset, TA2 8FY

£1,500 pcm

- 3 Bedroom Town House
- Master Bedroom with En Suite, Down Stairs WC
- Large Open Plan Kitchen/Living Room
- Two Tier Garden & Single Garage with Power
- Allocated Parking
- Excellent Decorative Order Throughout
- Unfurnished
- Available from the 4th of October



PROPERTY DESCRIPTION

VIDEO TOUR AVAILABLE. Newton King are delighted to offer the market this well presented three bedroom end of terrace town house situated in a popular residential neighbourhood within close proximity to local shops and amenities. The property benefits from a garage and allocated parking space.

In brief the property comprises: Entrance hall, utility cupboard, bedroom four/study, downstairs WC, large open plan kitchen/living room with under-stair storage, light & airy living room, bedroom one with en-suite shower room and built in storage, bedrooms two & three, family bathroom with shower over bath.

Outside to the rear, the garden has been well landscaped and offers a low maintenance lawn and patio area ideal for outdoor furniture. Furthermore the property is complete with a single garage which has been boarded throughout for additional loft storage as well as power and lighting. In front of the garage there is off road parking for one vehicle.

The property is available from the 4th of October on an unfurnished basis, please contact Newton King for more information between 9am and 6pm.

EPC rating B, council tax band D.

Please note:

To secure the property a Holding deposit equal to a weeks rent is payable which is refunded on move in.

Damages deposit is equal to 5 weeks rent.

If you need to change the Agreement during the Tenancy there is an admin charge of £50.

Newton King are members of The Property Ombudsman and Client Money Protect

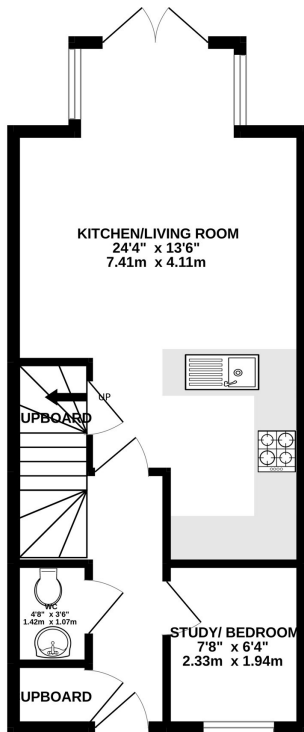




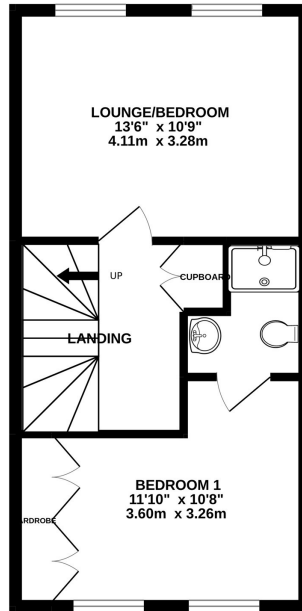
FLOORPLAN

Newton King

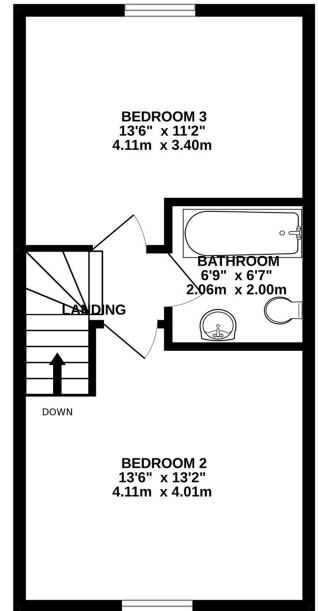
GROUND FLOOR
407 sq.ft. (37.8 sq.m.) approx.



1ST FLOOR
375 sq.ft. (34.9 sq.m.) approx.



2ND FLOOR
375 sq.ft. (34.9 sq.m.) approx.



TOTAL FLOOR AREA : 1158 sq.ft. (107.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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 by 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.
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