



PETER STREET
GOLBORNE

£850

-  2 BEDROOMS
-  1 BATHROOM
-  1 RECEPTION
-  EPC GRADE:- D



VITALSPACE
INDEPENDENT ESTATE AGENTS



Peter Street, Golborne, WA3 3NW

PROPERTY DETAILS

****AVAILABLE NOW** - **VIDEO TOUR**** - VITALSPACE ESTATE AGENTS are delighted to offer for rental this deceptively spacious and beautifully maintained two double bedroom mid terrace home, perfectly positioned in a desirable location at the top of Barn Lane. This inviting home offers a seamless blend of space and style. Step inside via the entrance porch into a generously sized living room, an ideal place to relax and unwind alongside a well proportioned dining kitchen which provides the perfect setting for both casual meals and entertaining. To the first floor, a shaped landing leads to two spacious double bedrooms, alongside a contemporary shower room. Outside, this period home continues to impress. A charming gated front courtyard welcomes you in, while to the rear, a private, enclosed garden offers a peaceful retreat, not overlooked and perfectly suited for alfresco dining, summer evenings, or simply enjoying a quiet moment. Ideally located within easy reach of well regarded local schools, excellent transport links, and a variety of everyday amenities, this home also benefits from convenient access to the A580 East Lancashire Road and the wider motorway network making commuting effortless. Available now on an unfurnished basis, this is a fantastic opportunity to enjoy a well connected home in a thriving community. Contact VitalSpace Estate Agents today to arrange your viewing.

NOTE

This property is available Now on an unfurnished basis with a minimum 6 month tenancy. The rent will be payable monthly, in advance and will be exclusive of council tax and all other utilities. A security deposit of the equivalent of one month's rent plus £100.00 will be payable prior to the tenancy start date. Restrictions; Tenant(s) income no less than monthly rent x 30

Right to Rent in the UK checks will be completed via our referencing agency before a tenancy can be granted. All tenants over the age of 18 must provide original relevant identification documents at the point of submitting an application to rent. If your looking to apply for this property, please visit our website where you can complete our online rental application form.

TERMS

All photographs are provided for guidance only.
Redress scheme provided by: The Property Ombudsman
Client Money Protection provided by: PropertyMark – C0124317

EPC Grade:- D
Council Tax Band - A
Tenure – Freehold

Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
A (92+)	
B (81-91)	
C (69-80)	
D (55-68)	
E (39-54)	
F (21-38)	
G (1-20)	
Not energy efficient - higher running costs	
65	78

England, Scotland & Wales

EU Directive 2002/91/EC

