



A 3 bedroom terraced house neutrally decorated and carpeted and located within walking distance of Fleet town centre.

Entrance hall, cloakroom, lounge/dining room with patio doors to the garden, fitted kitchen with oven, hob and fridge/freezer.

Upstairs there are 3 bedrooms and a family bathroom with the outside having an astro turfed rear garden, a garage in a block and on street parking.

Available early/mid July . Unfurnished.

Energy Efficiency rating - C /Council tax Band - C/ Tenancy Length – 12 months

#### ADDITIONAL CHARGES

Security deposit - £1,846.00 (5 weeks rent), Holding deposit – £369.00 (equivalent to 1 weeks rent - Holding deposit deducted from 1st months' rent due on successful completion of a tenancy, but non-refundable should a Tenant withhold/provide misleading information that may affect their application, or if they withdraw)

Further Tenant fee information available on; [mccarthyholden.co.uk/wp-content/uploads/2024/07/Tenant-fees-new-tenancies.pdf](https://mccarthyholden.co.uk/wp-content/uploads/2024/07/Tenant-fees-new-tenancies.pdf)

McCarthy Holden is a member of the Propertymark client money protection scheme, and also a member of The Property Ombudsman which is a redress scheme.



## WOODLANDS, FLEET

£1,600 pcm