



50 WOODMANCOTE, YATE, BRISTOL, GLOUCESTERSHIRE BS37 4LL

£1,250 PCM



THREE BEDROOM MID TERRACE PROPERTY A

PROPERTY REFERENCE CODE: RL0079

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AVAILABLE DEC 2023!

A well presented three bedroom mid terrace property in Yate has become available.

To arrange a viewing or for more information, please call Farringtons on 01454 326846

This property consists of:

AVAILABLE DEC 2023!

Farringtons are pleased to welcome this well presented three bedroom mid terrace property in

Woodmancote, Yate offering a modern kitchen, lounge/diner, modern bathroom and three bedrooms.

Further benefits include: gas central heating, neutral decor, UPVC double glazing, front and rear gardens and a garage.

Close to local amenities, primary and secondary schools.

EPC Rating D

Council Tax BAND B

Permitted Payments:

1. A "Holding Deposit of £285.00 equivalent to 1 weeks rent will be required to secure the interest in this property. This amount is non refundable should you withdraw from the application or submit false information on your application form.
2. A "Deposit" of £1440.00 equivalent to 5 weeks rent will be required during the tenancy, payable to Farringtons on signing of the tenancy.
3. Pets are considered subject to a charge of £20.00 per month
4. A Payment of £50.00 will be due if you want to change the tenancy agreement
5. Payment of interest for the late payment of rent at a rate of 3% above the Bank of England's interest base rate
6. Payment of £5.00 per key for the reasonably incurred costs for the loss of keys.
7. Costs for Security Keys & devices are subject to the manufacturer so we are unable to give exact costs until requested.
8. Payment of any unpaid rent or other reasonable costs associated with your early termination of the tenancy

Tenant Protection:

Farringtons is a member of Money Shield which is a client money protection scheme, and also a member of The Property Ombudsman, which is a redress scheme. You can find out more details on our website or by contacting us directly.

Council Tax Band: B

Deposit: £1,440

Holding Deposit: £285



