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COUZENS CLOSE, CHIPPING SODBURY, BRISTOL

£1,245 PCM

AVAILABLE EARLY DECEMBER 2024!

MORE PHOTOS TO FOLLOW.....

A well presented two bedroom end of terrace property in Chipping Sodbury.

For more information, please call Farringtons on 01454 326846

- Chipping Sodbury Location
- Available Dec 2024
- Council Tax BAND B
- Enclosed Rear Garden
- EPC Rating C
- Fitted Kitchen
- Walking distance to Chipping Sodbury High Street
- Fitted Bathroom

AVAILABLE EARLY DECEMBER 2024!
MORE PHOTOS TO FOLLOW.....

This well presented two end of terrace property in Couzens Close, Chipping Sodbury has come to market.

The ground floor of the property offers a small entrance hall, lounge and separate kitchen.
The first floor offers a double and single bedroom and a fitted bathroom.

Further benefits include: gas central heating, UPVC double glazing, neutral decor, rear enclosed garden and off street parking.

Close to local amenities, bus routes, primary and secondary schools.

EPC rating C
Council tax band B

Permitted Payments

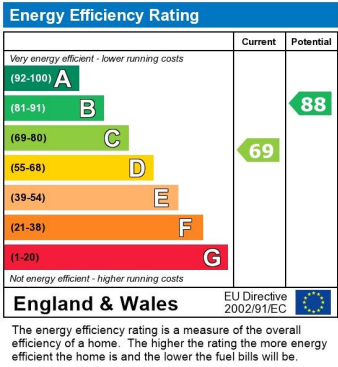
1. A "Holding Deposit" of £285.00 equivalent to 1 weeks rent will be required to secure the interest in this property. This amount is non refundable should you withdraw from the application or submit false information on your application form.
2. A "Deposit" of £1435.00 equivalent to 5 weeks rent will be required during the tenancy, payable to Farringtons on signing of the tenancy.
3. Pets are considered, this will be subject to an increase in rent 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: £1,400
Holding Deposit: £285

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Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective tenant.