



01454 326846

contact-us@mwfarringtons.co.uk



STIRLING CLOSE, YATE, BRISTOL

£995 PCM

AVAILABLE JUNE 2025!

A well presented one bedroom end of terrace house in Yate with off street parking and an enclosed garden.

For more information. please contact Farringtons on 01454 326846

- Initial 6 Month Tenancy to Long Term Let
- Close to local amenities
- Fitted Bathroom with Electric Shower
- Council Tax BAND A
- Double bedroom with built in wardrobe
- Available June 25
- Enclosed Rear Garden

AVAILABLE JUNE 2025!

Farringtons are pleased to welcome this well presented cosy one bedroom house in Stirling Close, Yate.

The property offers a spacious open plan living space, kitchen with oven and hob and under stairs storage cupboard with plumbing for washing machine.

The first floor comprises of a bathroom with electric shower and a large bedroom with a built in wardrobe.

Further benefits include: UPVC double glazing, gas central heating, enclosed garden with storage sheds and off street parking.

Council Tax band A

EPC rating C

Yate Town Centre has a full range of shopping, library, leisure and educational facilities.

The historic town of Chipping Sodbury is about two miles distant where you will find a selection of shopping facilities, boutiques, restaurants and public houses. Bristol and Bath are within about 14 miles and close to M4 & M5 motorways.

Permitted Payments:

1. A "Holding Deposit of £225.00 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 from.
2. A "Deposit" of £1145.00 equivalent to 5 weeks rent will be required during the tenancy, payable to Farringtons on signing of the tenancy.
3. Pets are not permitted
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: A

Deposit: £1,145

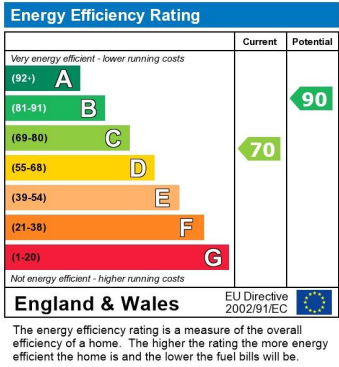
Holding Deposit: £225

Parking options: Off Street

Garden details: Private Garden



STIRLING CLOSE, YATE, BRISTOL
£995 PCM



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.