



Wellesley Gate, East Station Road

£1,250 PCM


MARTIN&CO

Wellesley Gate, East Station Road

Flat
2 Bedrooms, 2 Bathroom

£1,250 PCM

Date Available: 26th June 2025

Deposit: £1,442

Unfurnished

- Security Deposit £1442
- EPC - C 76
- Council Tax - B
- Two Bedroom, First Floor Apartment
- Built In Wardrobe In Master Bedroom
- Off Street Parking
- Double Glazing
- Town Centre Location
- Close to Aldershot Train Station

Martin & Co are pleased to bring to the market this spacious, first-floor, two-bedroom apartment situated in Aldershot. Positioned within walking distance of Aldershot train station, this property provides convenient access to transport links, the town centre, and local amenities. Additional benefits include security entry, double glazing, and off-street parking.

The property offers a spacious entrance hall, a generous double bedroom with built in mirrored wardrobes, a single bedroom, a large living room, and modern kitchen. The bathroom benefits from a white three piece suite which includes a bath with overhead shower attachment.

Available immediately on an unfurnished basis.
Minimum household income required - £37,500
Holding deposit £288

** This is a guide only and is subject to a full affordability assessment on application, which includes any other credit commitments and credit history.*





Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	76	79

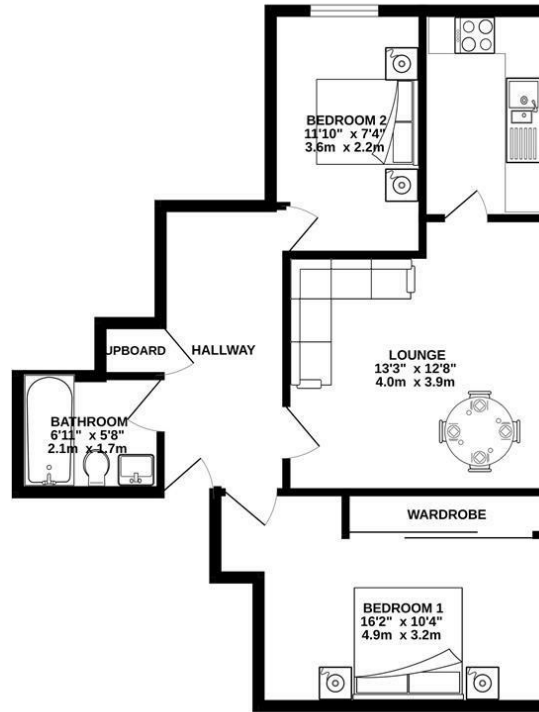
England & Wales EU Directive 2002/91/EC

Environmental Impact (CO₂) Rating

	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
	64	67

England & Wales EU Directive 2002/91/EC

FIRST FLOOR
589 sq.ft. (54.7 sq.m.) approx.



FIRST FLOOR APARTMENT

TOTAL FLOOR AREA: 589 sq.ft. (54.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Accuracy: References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs including but not limited to carpets, fixtures and fittings are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. No person in the employment of the agent has any authority to make any representation about the property, and accordingly any information given is entirely without responsibility on the part of the agents, sellers(s) or lessors(s). Any property particulars are not an offer or contract, nor form part of one. **Sonic / laser Tape:** Measurements taken using a sonic / laser tape measure may be subject to a small margin of error. **All**

Measurements: All Measurements are Approximate. **Services Not tested:** The Agent has not tested any apparatus, equipment, Fixtures and Fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor.

