



**Grosvenor Road, Aldershot**

**£850 PCM**

  
**MARTIN&CO**



Grosvenor Road, Aldershot

Apartment

1 Bedrooms, 1 Bathroom

£850 PCM

Date Available: 31st October 2024

Deposit: £980

Unfurnished

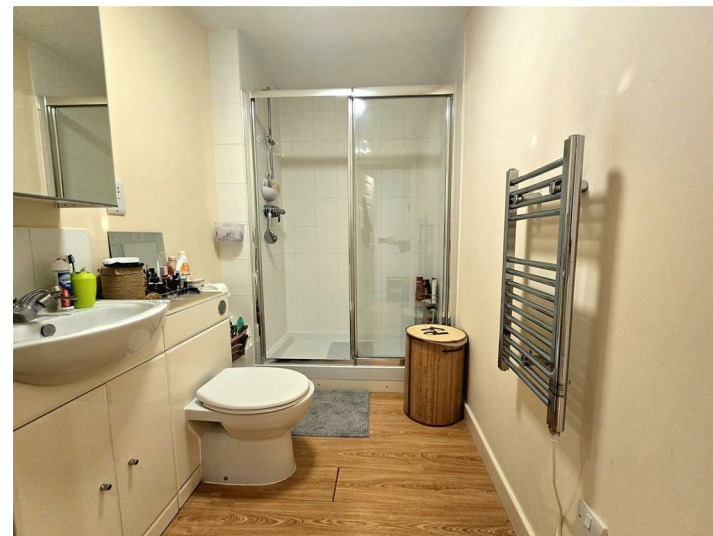
- Council Tax B
- EPC C - 78
- Deposit £980
- Walking Distance To Town Centre
- Walking Distance To Train Station
- Secure Entry
- Bike Storage

Martin & Co are pleased to bring to the market this third floor modern one bedroom apartment, located on the edge of Aldershot Town Centre and within a short walk of Aldershot mainline train station making it ideal for anyone commuting (London Waterloo 47mins).

Within this property, you'll find a spacious open plan living room and kitchen, a cosy double bedroom and modern bathroom. Additional perks include a charming Juliette balcony, double glazing for added comfort and secure entry.

It is important to mention that this property does not offer lift access or any type of parking.

Available on October 31st on an unfurnished basis from  
Minimum Household income - £25,500  
Holding deposit - £196







Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales	78	82
EU Directive 2002/91/EC		

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not environmentally friendly - higher CO <sub>2</sub> emissions		
England & Wales		
EU Directive 2002/91/EC		

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01252 311974  
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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.