

Barberry Close, Fleet

£2,250 PCM

MARTIN&CO

Barberry Close, Fleet

House - Detached
4 Bedrooms, 4 Bathroom

£2,250 PCM

Date Available: 3rd March 2025
Deposit: £2,596
Unfurnished



- Deposit £2596
- Council Tax Band F
- EPC C - 69
- Separate Dining Room
- Kitchen With Utility Room
- Family Bathroom
- Three Double Bedrooms & A Further Single
- En Suite To The Master Bedroom
- Double Garage & Off Road Parking
- Enclosed Rear Garden

Martin & Co are delighted to offer this well-presented four-bedroom detached family home in Fleet. The property features a spacious living room, a separate dining room, and a large modern kitchen with a utility room. There is also a downstairs WC, three double bedrooms (including an en-suite to the master), a single bedroom, and a family bathroom.
Additional benefits include a large double garage, off-street parking, a private enclosed rear garden, gas central heating, and double glazing.
For the commuters, the property is located approximately 1.5 miles from Fleet Station, offering easy access to local amenities and transport links.

Available from the 3rd of March on an unfurnished basis.
Minimum household income for references required - £67,500
Holding deposit (one weeks rent) - £519

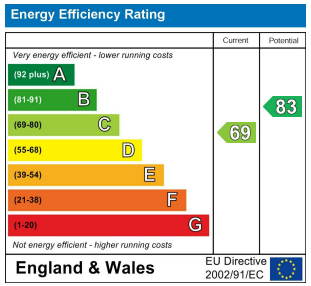


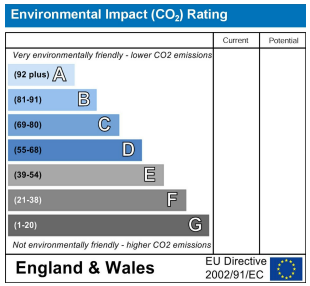






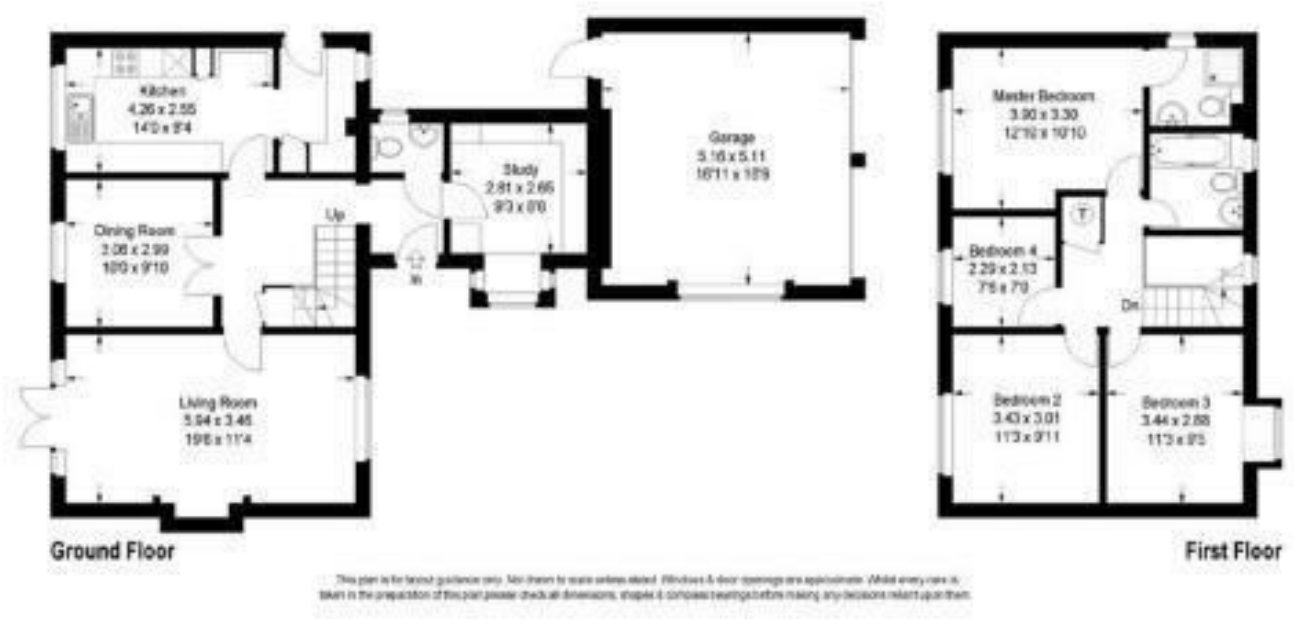



Energy Efficiency Rating
Current
Potential
Very energy efficient - lower running costs
(92 plus) A
(81-91) B
(69-80) C
(55-68) D
(39-54) E
(21-38) F
(1-20) G
Not energy efficient - higher running costs
69
83
England & Wales
EU Directive 2002/91/EC


Environmental Impact (CO_2) Rating
Current
Potential
Very environmentally friendly - lower CO2 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 CO2 emissions
England & Wales
EU Directive 2002/91/EC

Barberry Close, Fleet, Hampshire

Approximate Gross Internal Area =
150 sq m / 1615 sq ft (Including Garage)



This plan is for layout guidance only. Not drawn to scale unless stated. Windows & door openings are approximate. Whilst every care is taken in the preparation of this plan please check all dimensions, shapes & compass bearings before making any decisions reliant upon them.

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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, seller(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.

The Property Ombudsman