





Apartment (EPC Rating: C)

66 CHATSWORTH ROAD, HEREFORD, HR4 9HZ

£850 Per Calendar Month

Flint & Cook

2 1 1 C

2 Bedroom Apartment located in Hereford

| An Apartment Located Within A Popular Residential Area | Two Bedrooms | Open Plan Kitchen / Sitting Room | Ensuite Bathroom | Communal Car Park To The Rear | Available For Immediate Occupation Subject To Referencing And Landlords Consent | EPC Rating C |

The Property

To the front of the property, the entrance door leads into a porch area with wall mounted coat hooks, lighting and staircase rising to first floor.

To the left, a door leads into the open plan kitchen/sitting room. The sitting room area has a double glazed window to front, broadband connection TV aerials, panel radiator and useful storage cupboard with shelving.

The kitchen offers a selection of base and wall mounted cabinets, stainless steel sink, a 4 ring electric hob with extractor hood over, integrated oven, space and plumbing for washing machine, integrated fridge and freezing units, square edge work surfaces, ceiling mounted strip light and vinyl flooring.

The apartment offers two good size bedrooms and ensuite bathroom. The bathroom offers a panel enclosed bath, pedestal wash hand basin, close coupled WC, wall mounted mirror, wall mounted light with shave point, splashback wall tiling, panel radiator, window to rea, vinyl flooring, enclosed light and cupboard housing gas fired Worcester boiler.

To the rear of property is a communal car park.

Affordability And Household Income

To qualify for the income requirements when applying for this property our referencing company require proof of a minimum household income of £25,000. Should a guarantor be required to support an application, an income of £30,600 would be required.

Property Redress Scheme & Client Money Protection

Flint And Cook Ltd belong to the Property Redress Scheme. The PRS contact information is as follows The Property Redress Scheme (PRS) Premiere House 1st Floor Elstree Way Borehamwood, Hertfordshire, WD6 1JH. Telephone Number 0333 321 9418 E: info@theprs.co.uk Our scheme number is PRS013108.

Flint And Cook are members of Propertymark and our Client Money Protection is authorised and provided by them.

Services And Expenditure

Services
Mains electricity, drainage and water. Mains gas central heating.

Hereford County Council
Tax - Band A

Broadband Connectivity Guide For The Postcode Area - Source - Ofcom
8000Mbps Download. 8000Mbps Upload - Ultrafast

Mobile Phone Coverage Guide For The Postcode Area - Source Ofcom
EE - Good outdoor and variable indoors. 80% are able to make a video call /stream.
Three - Good outdoor and indoor. 72% are able to make a video call /stream.
O2 - Good outdoor. 72% are able to make a video call /stream.
Vodafone - Good outdoor and in home. 77% are able to make a video call /stream.

Tenancy Information And Permitted Payments

For information and payments in relation to the property please follow the Tenancy Information link. This can be found above or below the asked rent when visiting Rightmove, On The Market and Zoopla. If viewing on our own website this information can be found by selecting Tenant Guide from the To Let drop down menu.

Viewings

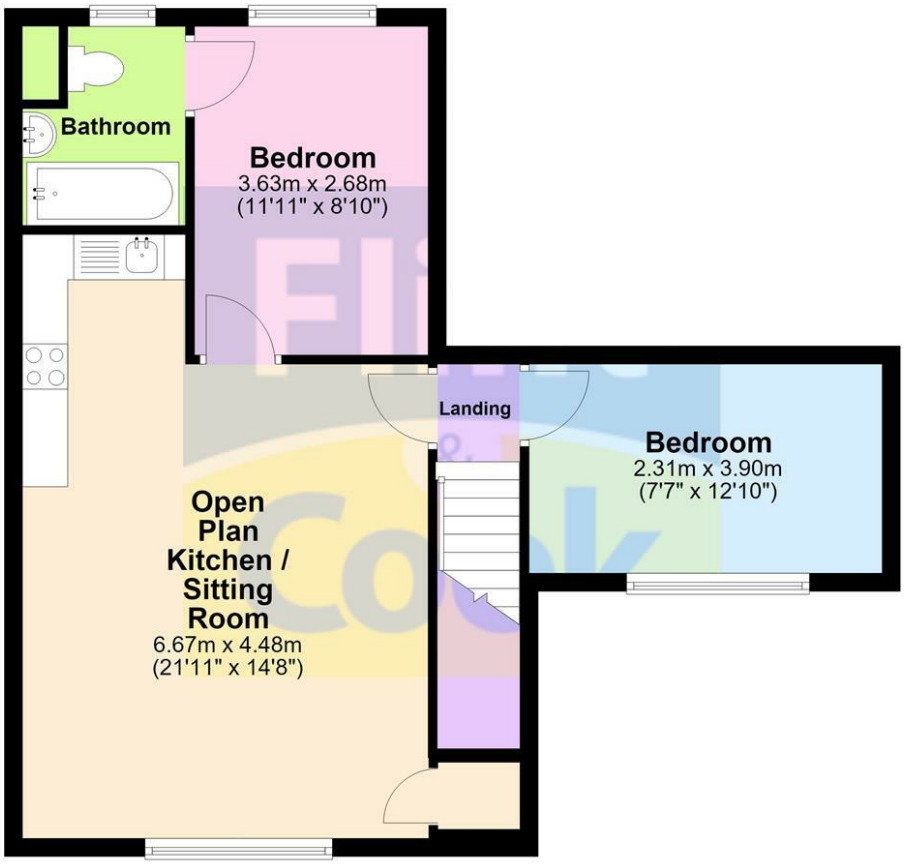
In order to request a viewing we ask that all applicants complete our Pre-Qualifying application through our referencing and tenancy platform Goodlord.





First Floor

Approx. 79.2 sq. metres (852.2 sq. feet)

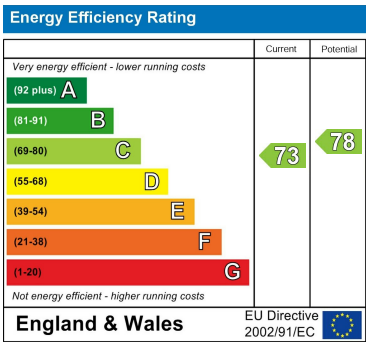


Total area: approx. 79.2 sq. metres (852.2 sq. feet)

Council Tax Band

A

Energy Performance Graph



Call us on

01432 355455

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https://www.flintandcook.co.uk/

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.