



Maisonette - Lower (EPC Rating: E)

MELMORE GARDENS, CIRENCESTER, GL7
INS
Per Month

£950 Per

CANNON ESTATES
SALES & LETTINGS



2 Bedroom Maisonette - Lower located in Cirencester

An opportunity to let this recently fully refurbished two bedroom ground floor maisonette located in an established area on the outskirts of Cirencester town. Externally, there is off road parking to the front and an enclosed low maintenance rear garden.

FULL DESCRIPTION

An opportunity to let this recently fully refurbished two bedroom ground floor maisonette located in an established area on the outskirts of Cirencester town. The property benefits from a lounge with direct access onto the rear garden, a fitted kitchen, two double bedrooms and a shower room. The property is warmed throughout by a gas central heating which are complemented by uPVC double glazed windows. Externally, there is off road parking to the front and an enclosed garden to the rear which is laid to courtyard for ease of maintenance.

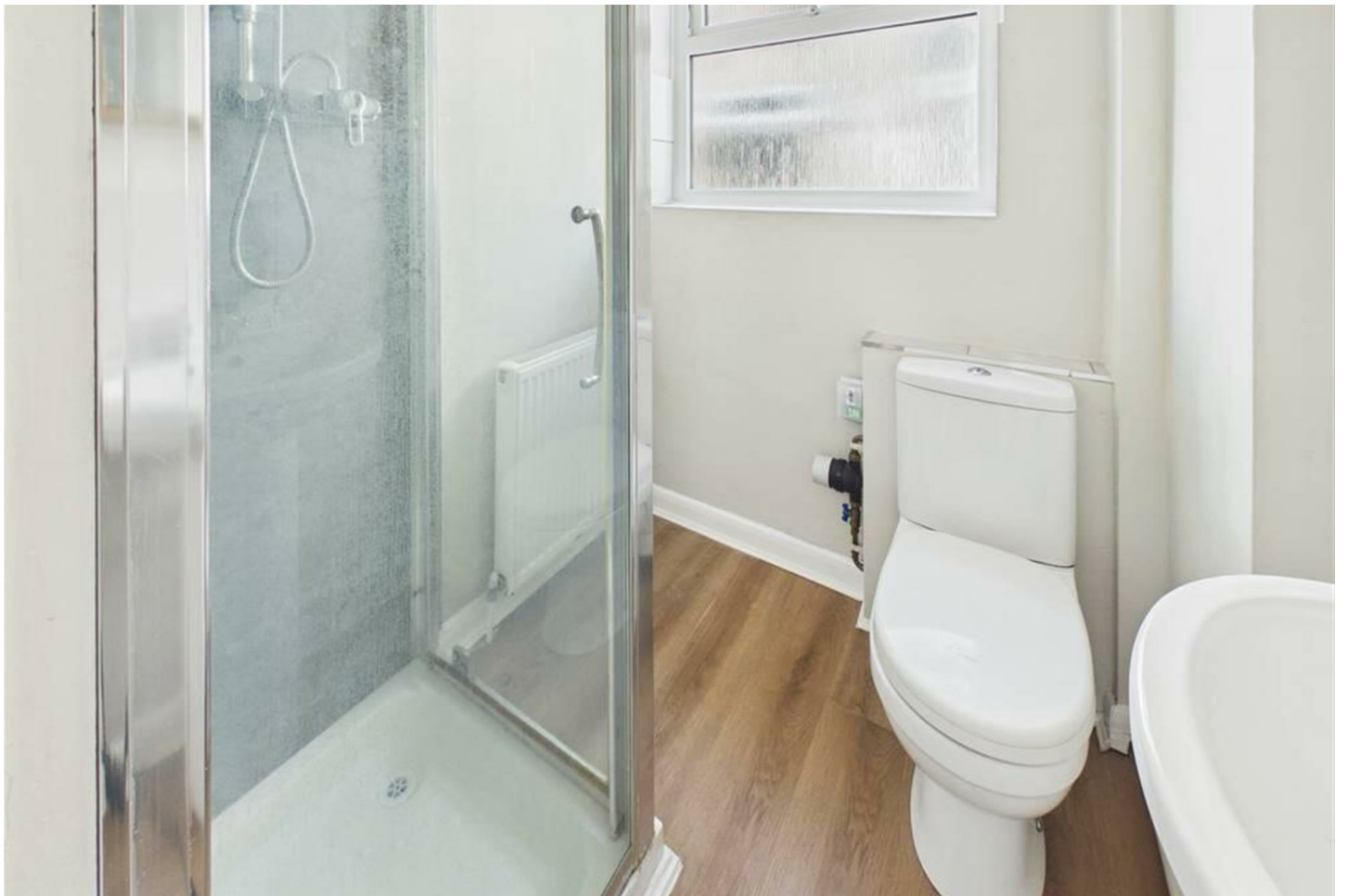
ADMINISTRATION FEE

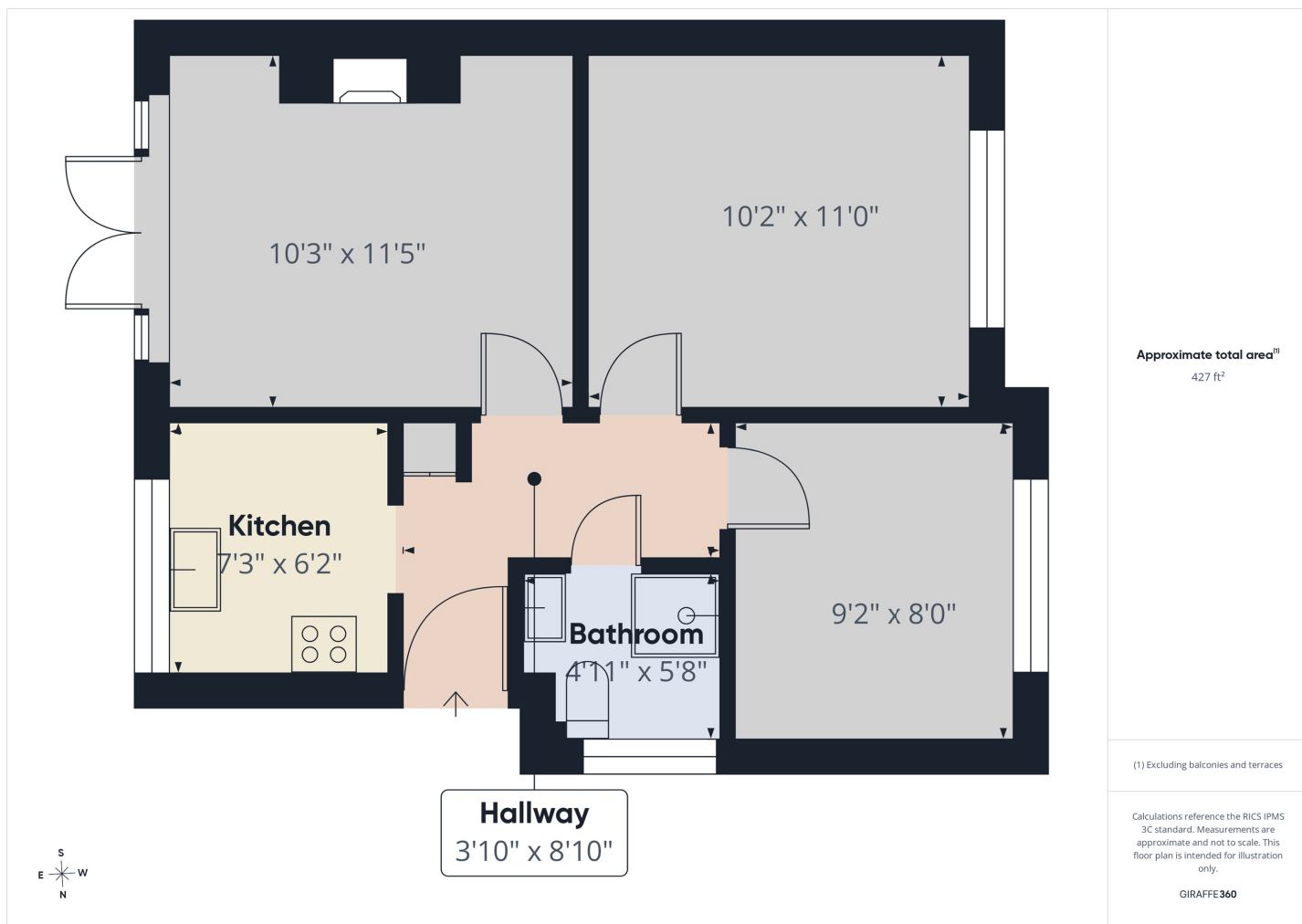
Rent excludes the Tenancy Deposit and any other charges or fees which may be payable – upon request further information will be provided by the Agent.

RENT AND DEPOSIT

Rents are payable one month in advance and the Deposit required is 5 weeks rent figure. All rents are exclusive of council tax and utility bills.

The rent and Deposit is payable on or before the day that the tenancy commences by electronic transfer.

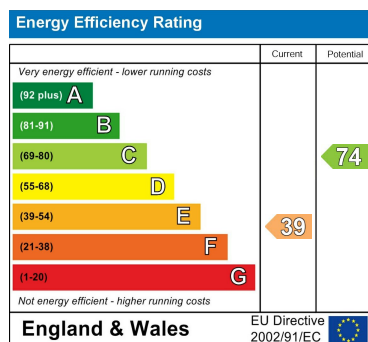




Council Tax Band

B

Energy Performance Graph



Call us on

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<https://www.cannon-estates.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.

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