

HOUSE SHARE - PRICE INCLUDES UTILITIES





Accommodation

Room

A generous double bedroom, central heating radiator with independent thermostat, double glazed window to the side elevation, Tv point and numerous power sockets, door into:

Shower Room

Stylishly fitted with a modern white suite comprising wash hand basin, toilet and shower cubicle, tiled splashbacks and chrome heated towel rail.

Communal Kitchen


A fully equipped kitchen, fitted with an extensive range of contemporary wall and base units with rolled edge work surfaces and tiled splashbacks, stainless steel sink with mixer tap, use of appliances including range with oven and hob, microwave, fridge/freezer and washing machine, central heating radiator, double glazed window to the side elevation and door leading to the rear of the property.


Restrictions



Floorplan

EPC

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

Environmental Impact (CO ₂) Rating		
	Current	Potential
<i>Very environmentally friendly - lower CO2 emissions</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO2 emissions</i>		
England & Wales	EU Directive 2002/91/EC	

VIEWING BY APPOINTMENT ONLY - 01765 602233 - sales@davislund.co.uk - www.davislund.co.uk

MONEY LAUNDERING REGULATIONS 2003 - Intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale.

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