



73 Cowleigh Road, Malvern, WR14 1QL

£1,850 Per Month

A well presented and generously proportioned Georgian townhouse. The accommodation comprises: entrance hallway, front to back sitting room, dining room, kitchen and rear porch. To the first floor are three bedrooms, master with a large en-suite and a family bathroom, second floor landing with two further rooms which could be used as study/games rooms/storage rooms. The property also has two cellar rooms. With off road parking to the fore of the property up a private driveway and a generous rear garden, with patio seating area leading up to the main section of lawn and shrub planting with vegetable plot. The property is double glazed and centrally heated offering spacious rooms and high ceilings. Available immediately. EPC rating C. Council tax band E (Malvern Hills District Council) Deposit £2134. Holding deposit £426. RENT INCLUSIVE OF GARDENER



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Information

TENANT FEES & TENANCY INFORMATION

HOLDING DEPOSIT: A refundable* holding fee equivalent to one week's rent (£426) is payable in advance in order to reserve the property. The holding fee will be deducted from the first month's rent payment. *Conditions apply

DEPOSIT: A deposit of £2134 (equivalent 5 weeks rent) will be required as security against damage or arrears of rent.

RENT: £1850 Per calendar month. RENT INCLUDES GARDENER

FURNISHINGS: The property is offered to let unfurnished

RESTRICTIONS: Non-smokers only,

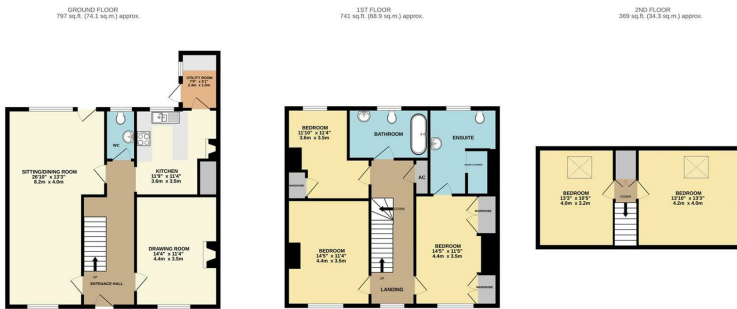
APPLICATION: You must complete an application form and online referencing form. This must be completed and returned promptly. Photographic ID (passport) and a current proof of address will be required by all applicants

The property will remain on the market until satisfactory referencing has been received from our referencing company.

Allan Morris & Ashton Ltd is a member of PropertyMark Client Money Protection Scheme and is also a member of The Property Ombudsman redress scheme. Further information available on the agent's website

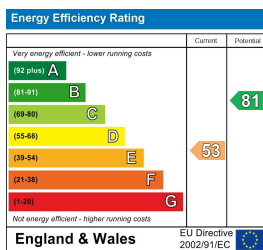
Directions

From the Allan Morris office in Malvern proceed along the Worcester Road towards Link Top. After a short distance turn left signed towards West Malvern and Bromyard into North Malvern Road. Take the first right turning into Cowleigh Road and continue for a short distance. After passing the junction with Belvoir Bank and Hornyold Road continue for about 100 metres and no. 73 is on the left hand side shown by the Allan Morris To Let board. Take the entrance to the driveway and bear left to the property. Parking is to the fore.



TOTAL FLOOR AREA: 1907 sq.ft. (177.2 sq.m.) approx.
While every attempt has been made to ensure the accuracy of the figures contained here, measurements of floors, rooms, areas and any other items are approximate and no responsibility is taken for any error or omission of information. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee is given as to their operability or efficiency under use.
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EPC



Material Information Report

