



Greenham Road, Newbury RG14 7HX

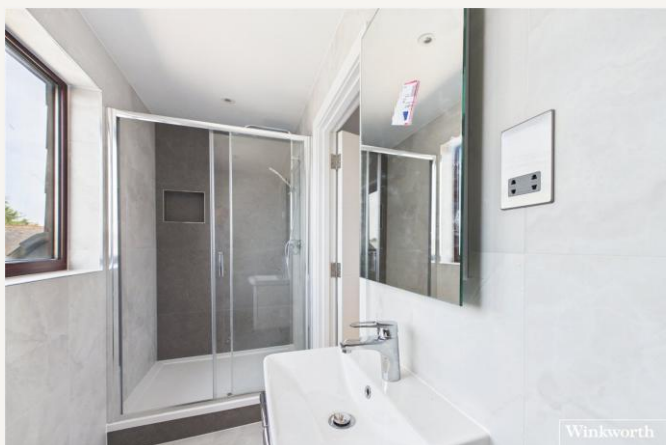
£1,200 per month *Unfurnished*



Newly refurbished one bedroom second floor apartment with allocated parking space. Located less than a half mile walk to Newbury Station this light and airy apartment offers an open plan lounge / luxury fitted kitchen with integrated appliances and wooden flooring, hallway, double bedroom and a luxury tiled shower room. Video entry phone system and electric heating compliment the apartment. Available unfurnished.

KEY FEATURES

- Newly Refurbished Second Floor Apartment
- One Double Bedroom
- Open Plan Lounge / Kitchen Area With Wood Flooring
- Fitted Kitchen With Integrated Appliances
- Luxury Tiled Shower Room
- One Parking Space



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Superfast broadband available and no known mobile issues.

EPC C

West Berkshire Council Band T.B.C.

Agents Note: Some of these photos have been digitally altered.

Tenants fees:

Security deposit, the equivalent of five weeks rent. (Sub annual rent of £50,000). Six weeks rent for rents above £50,000 pa).

Company lets are outside of the remit of Tenant Fee Ban Legislation 2019 and attract an admin fee of £480 inc VAT.

Holding deposit of one weeks rent, refundable on commencement of tenancy.

In the interests of transparency, a copy of our full tenant fee sheet will be sent to you by email on enquiry.

MATERIAL INFO

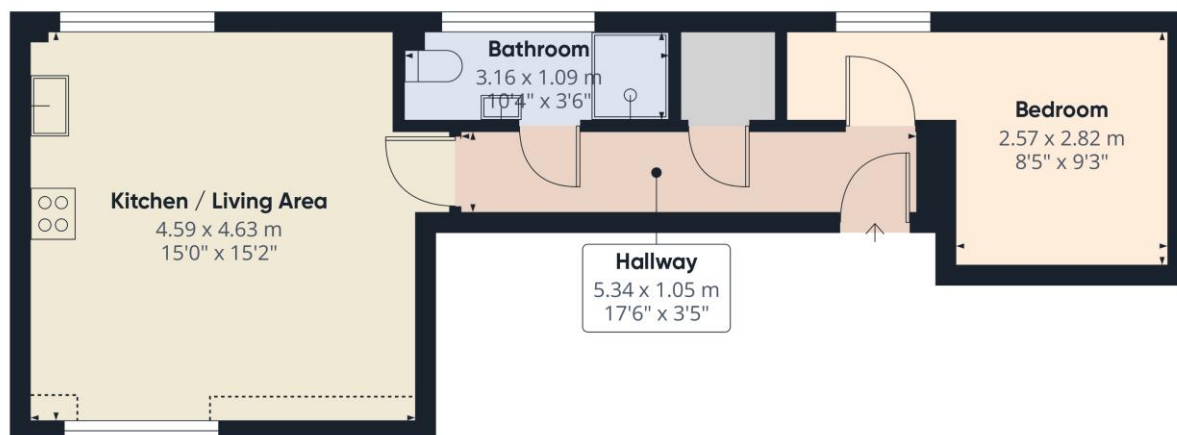
Deposit: £1,384.62

Holding Deposit: £276.92

Council Tax Band: Not Yet Assigned

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Approximate total area^m40.8 m²439 ft²

Reduced headroom

0.8 m²8 ft²

(1) Excluding balconies and terraces

Reduced headroom

..... Below 1.5 m/5 ft

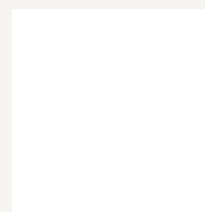
Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	71 C	71 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

For more information, scan the QR code or visit the link below


<https://www.winkworth.co.uk/rent/property/NEB260185>

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

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