



Inglebys

Estate Agents



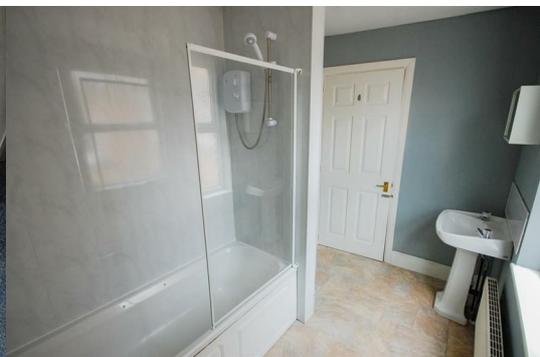
56A High Street

Loftus, TS13 4HG

£500 Per Calendar Month



Situated in the heart of Loftus' historic Market Place, a beautifully presented 2-bedroom maisonette close to all local amenities & transport links



Council Tax Band: Band A.

EPC Rating: D-Rating.

Rental Enquiries

Interested in this property? The fastest way to secure a viewing is to enquire online via the website that you have seen the property listed. Simply register your details, submit your online enquiry and we will respond as soon as possible with the next steps required to schedule a viewing.

Tenancy Deposit & Upfront Payments: 1x Month's Rent and a Security Deposit equivalent to 5 Weeks' Rent are both required upfront in order to move into the property.

First Floor

Living Room 12'7" x 9'10" (3.86m x 3.02m)

Carpet to the floor. Ornate coving to the ceiling. Wooden fire surround with tiled hearth and backplate housing an electric fire. Large bay window to front aspect. Double radiator. Storage cupboard.

Kitchen / Dining Area 13'4" x 14'8" (4.07m x 4.48m)

Part tiled effect linoleum flooring with carpet to the dining area. A range of wall and base units finished in a white gloss effect. Contrasting black worktops. Black slate splashbacks. Stainless steel electric oven and hob with matching cooker hood. Plumbing for washing machine.

Bathroom 9'11" x 6'3" (3.04m x 1.91m)

Tiled effect linoleum flooring. Large radiator. White bath suite with electric shower over the bath. Glass shower screen. Marble effect cladding to the bath / shower. Extractor fan.

Rear Storage

Plumbing for washing machine.

Second Floor

Bedroom One 14'9" x 10'7" (4.51m x 3.24m)

Oak effect laminate flooring. Window to the rear aspect. Small double radiator. Storage cupboard.

Bedroom Two 13'11" x 11'8" (4.26m x 3.58m)

Oak effect laminate flooring. Window to front aspect. Small double radiator.

Disclaimer

Please note that all measurements contained in these particulars are for guidance purposes only and should not be relied upon for ordering carpets, furniture, etc. Anyone requiring more accurate measurements may do so by arrangement with our office.

Our description of any appliances and / or services (including any central heating system, alarm systems, etc.) should not be taken as any guarantee that these are in working order. The buyer is therefore advised to obtain verification from their solicitor, surveyor or other qualified persons to check the appliances / services before entering into any commitment.

The tenure details and information supplied within the marketing descriptions above are supplied to us by the vendors. This information should not be relied upon for legal purposes and should be verified by a competent / qualified person prior to entering into any commitment.

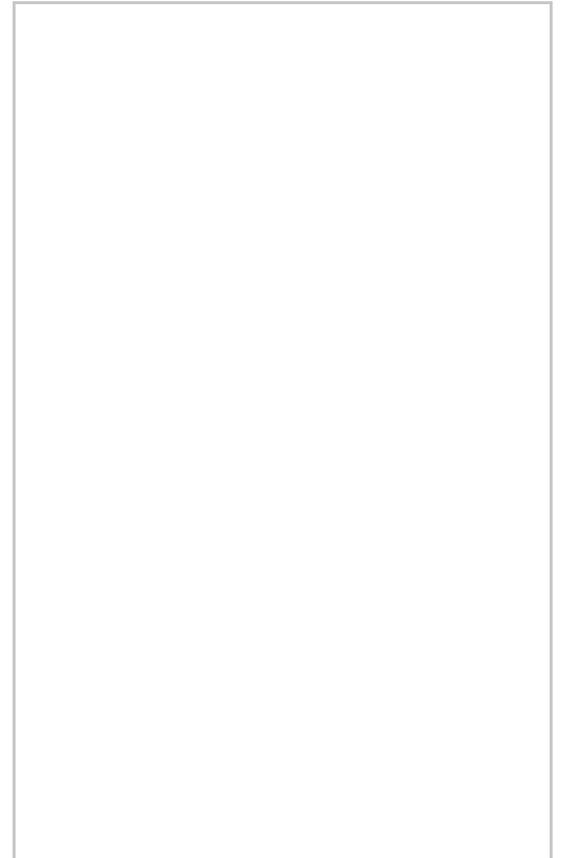
These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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Area Map



Floor Plans



Energy Efficiency Graph

