



ESTATE AGENTS



Keast Mews

Fore Street, Saltash, PL12 6AR

£775 PCM



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ENTRANCE LOBBY

uPVC DG entrance door with intercom entry opens in to entrance lobby, door to outside space with rotary washing line facilities, letter boxes, electric meter cupboard, automatic lighting, stairs to all floors.

SECOND FLOOR

APARTMENT HALLWAY

Solid wood front door opens in to apartment hallway, cupboard housing water tank, fuse box, smoke alarm, wall mounted electric heater, fitted carpet, doors to lounge, bedroom and bathroom.

LOUNGE/DINER/KITCHEN

20'2" x 11'10" (6.15 x 3.61)

Lounge area - 14'11 x 11'10

Two uPVC DG windows to side aspect, two wall mounted electric heaters, smoke alarm, fitted carpets.

Kitchen area - 11'7 x 6'1

uPVC DG window to front aspect, heat alarm, inset spotlights, matching range of wood effect wall mounted and base unit cupboards with chrome bar handles, black roll edge laminate work tops, stainless steel sink and drainer with mixer tap, tiled splash backs, integral fridge and freezer, integral single electric oven with halogen hob over and chrome extractor hood, integral dishwasher and washing machine, vinyl flooring.

BEDROOM

12'3" x 9'0" (3.73 x 2.74)

uPVC DG window to side aspect, wall mounted electric heater, fitted carpet.

BATHROOM

7'4" x 5'6" (2.24 x 1.68)

uPVC DG window to front aspect, inset spotlights, white suite comprising panel bath with mixer tap and mains shower over, clear glass shower screen, inset wash hand basin, low level WC, ceiling mounted extractor fan, chrome electric heated towel rail, vinyl flooring.

PARKING

There is one numbered allocated parking space located to the side of the building by the main apartments entrance door.

TENANCY INFO

Exclusive of the following: Council tax, electricity, gas and water.

No smokers - No pets

Holding Deposits:

A holding deposit equal to 1 weeks rent is payable upon the start of the application.

Successful applications - any holding deposit will be offset against the initial Rent and Deposit with the agreement of the payee.

Fees payable in accordance with the Tenant Fees Act 2019:

Additional variable charges may apply during the course of the tenancy or at the end and are detailed within the tenancy agreement.

These include:

Default of Contract - Late Payment Charge £30.00

Inc. Vat

Default of Contract - Loss of Keys £30.00 Inc. Vat

Contract Variation - Administration Charge £60.00

Inc. Vat

Contract Termination - Administration Charge £60.00

Inc. Vat (Plus any reasonable Landlord costs, by prior agreement)

Deposit

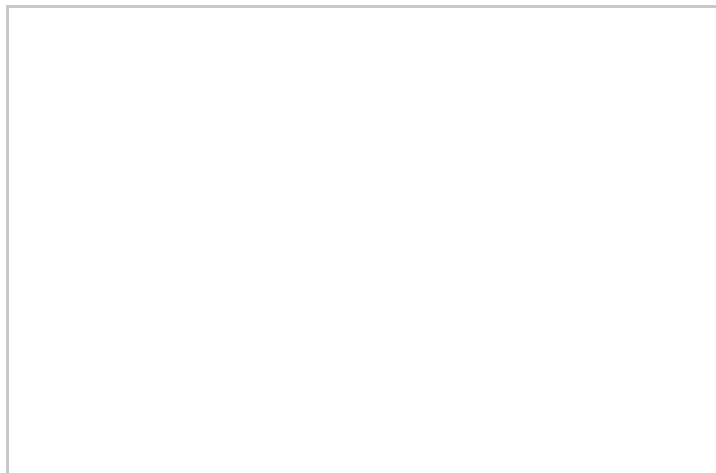
A Deposit equal to 5 weeks rent (6 weeks rent, where the annual rent is greater than £50,000.00)

The Deposit and first months Rent is payable once the references have been passed and the tenancy commences.

Redress Scheme and Client Money Protection

Property Redress Scheme - Membership No. PRS002551

UKALA Client Money Protection - Membership No. 188420



Road Map



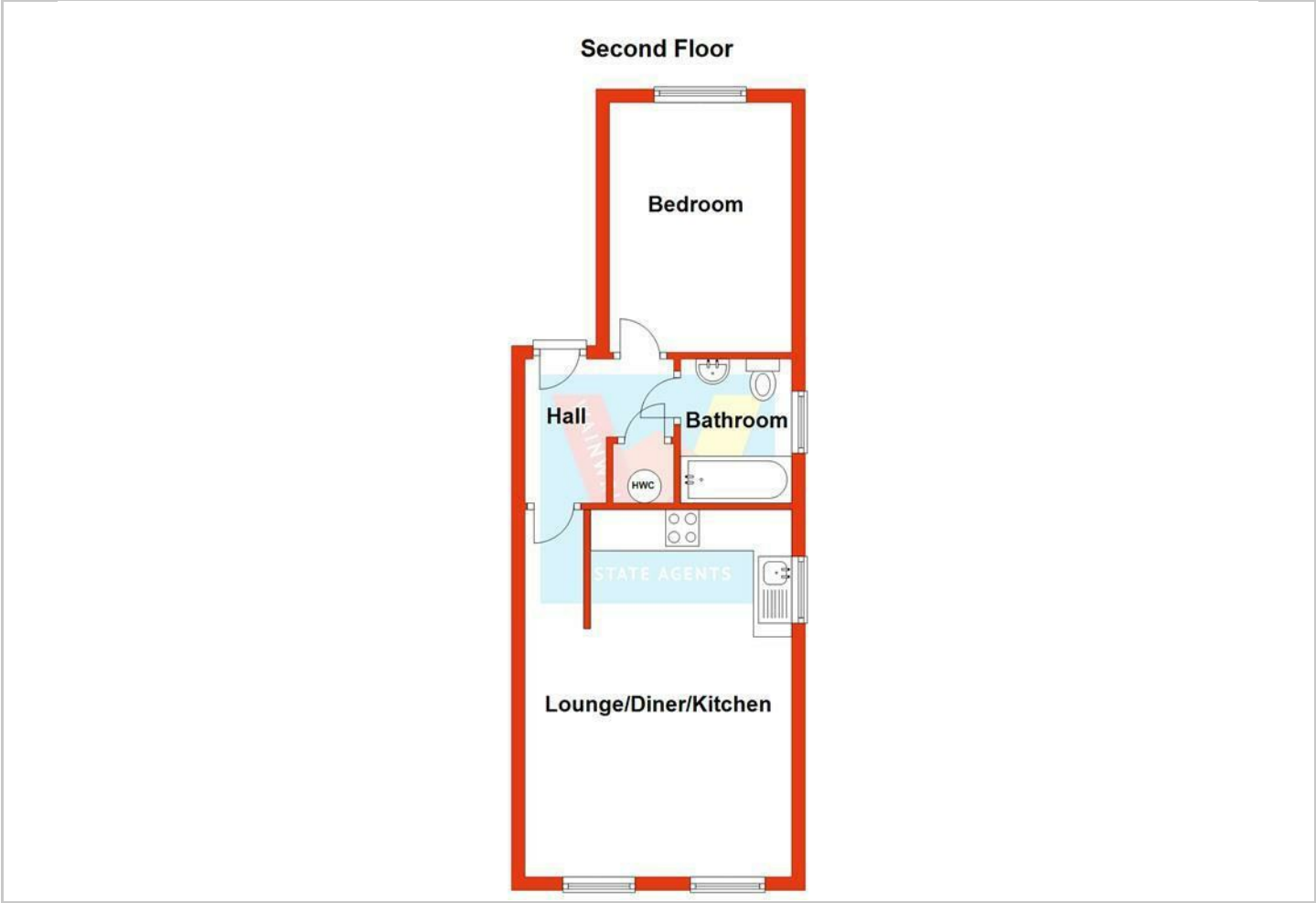
Hybrid Map



Terrain Map



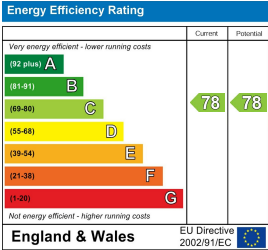
Floor Plan



Viewing

Please contact our Saltash Office on 01752 849689 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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