



BOB PARRY LETTINGS  
& PROPERTY MANAGEMENT



£775 Per Month - Deposit £775

Y Betws, 13 Osmond Terrace, Penrhyndeudraeth, LL48 6PA

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A modern semi detached house situated just off the High Street in Penrhyndeudraeth. The accommodation comprises lounge, kitchen/diner, downstairs cloakroom, family bathroom and three bedrooms. Gas fired central heating and fitted carpets. Unfurnished. EPC Rating C.

### Description

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### Hallway

Upvc front door and window. Radiator.

### Lounge

Upvc double glazed window, fireplace with electric fire and radiator.

### Kitchen/Diner

Range of floor and wall units with complimentary work surfaces, integral electric oven and hob with overhead extractor, gas boiler, Upvc double glazed patio doors and window. Radiator

### Cloakroom

Low level WC and wash hand basin.

### First Floor

### Bedroom One

Upvc double glazed window and radiator.

### Bedroom Two

Upvc double glazed window and radiator.

### Bedroom Three

Upvc double glazed window and radiator.

### Family Bathroom

Bath with mixer taps, separate shower cubicle, wash hand basin set in vanity unit, low level WC, Upvc double glazed window and fully tiled walls.

### Outside

Low maintenance front garden and rear lawned garden. Off road parking for two cars.

### Deposit

A deposit of £695.00 is required before occupation.

### Credit References and Deposit

Prospective tenants will be required to complete a credit referencing application payable whether successful or not. Prior to taking occupation of the property you will be required to pay a deposit of 1½ times the monthly rent, the first months rent in advance and an administration fee.

### Directions

From our Porthmadog office turn left onto the High Street and go past Tesco at the roundabout and turn right onto the by-pass. At the next roundabout turn left into Penrhyndeudraeth. Follow the road into the village and turn left onto the High Street after the traffic lights. Take the third left hand turning onto Osmond Terrace. The property is on the right hand side.

