

FLAT 7 49 WHADDON ROAD, CHELTENHAM, GL52 5LZ

£975 PER CALENDAR MONTH

CHELTENHAM BOROUGH COUNCIL COUNCIL TAX BAND A



Sure Property Group Cheltenham are pleased to offer this fantastic, one bedroom apartment available to rent in a contemporary development near to Cheltenham Town Centre & Pittville Park.

The property consists of: Entrance hall with secure door entry phone system, open plan living accommodation with a high quality fitted kitchen including appliances, a generous double bedroom with fitted wardrobes, bathroom with shower attachment over bath and further additional room to be used as a home office or dressing room.

The apartment further benefits from having wood laminate flooring throughout, private balcony off the living room, double glazing, air source heating, a communal garden, offroad parking, bike rack and bin store area.

Tenant Fees & Charges (for tenancies signed after 1st June 2019)

PRIOR TO TENANCY

Holding Deposit: Equivalent to 1 weeks rent

Deposit: Equivalent to 5 weeks rent for rent under £50,000 or 6 weeks for rents if £50,000 and above

1st months rent: 1st month's rent (less holding deposit previously paid)

DURING TENANCY (if applicable)

Changes to tenancy agreement: £50 inc vat (ie. change of occupier etc)

Replacement for lost keys/security device: Reasonable cost of replacement

Early release from tenancy: If agreed by landlord, remainder of rent until end of tenancy or new tenant moved in plus re-letting costs

Arrears: 3% above Bank of England base rate interest for arrears over 14 days

Utility payments: Where written in tenancy agreement for utilities, TV licence, council tax, communication service etc

Pets: Pets cannot be considered unless stated in the property advert

Client Money Protection (CMP): Safeagent

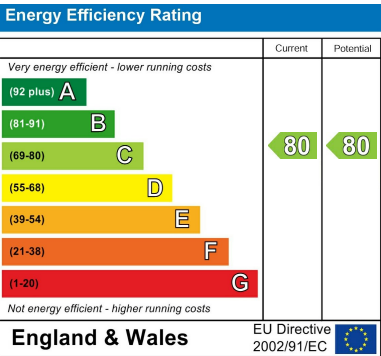
Redress scheme: The Property Ombudsman





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

Local Authority	Council Tax	
Cheltenham	Band:	A
	Annual Price:	£1,438
Conservation Area	Flood Risk	
No	No Risk	
Floor Area	Plot Size	
	-	
Mobile Coverage	Broadband	
EE	Basic	15 Mbps
Vodafone	Superfast	80 Mbps
Three	Ultrafast	1000 Mbps
O2		
Satellite / Fibre TV Availability		
BT	✓	
Sky	✓	
Virgin	✓	



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