

A TOP FLOOR FLAT SET IN A GRADE II LISTED BUILDING ON THE OUTSKIRTS OF BOVEY TRACEY. BENEFITTING FROM INCLUSIVE COMMUNAL OIL-FIRED HEATING, TWO DOUBLE BEDROOMS, ALLOCATED PARKING AND STUNNING COMMUNAL GARDENS. AVAILABLE LATE NOVEMBER. EPC N/A.



Flat 10
Devon House
Devon House Drive
Bovey Tracey
Devon
TQ13 9HB
£550 PCM
Ref: DSN4754

* RESIDENTS MUST BE OVER 30-NO PETS-NO CHILDREN * SITTING ROOM * KITCHEN * TWO DOUBLE BEDROOMS * BATHROOM * ALLOCATED PARKING * INCLUSIVE COMMUNAL OIL-FIRED CENTRAL HEATING SYSTEM * COMMUNAL GARDENS & SCENIC VIEWS * AVAILABLE LATE NOVEMBER * EPC N/A *



Offices at: Bovey Tracey, Chudleigh, Kingsteignton, Newton Abbot, Preston – Paignton, St Marychurch – Torquay and Totnes

MAIN COMMUNAL ENTRANCE

There is a shared entrance porch to the rear of the property, adjacent to the car park. Shared entrance hall with staircases and a stair-lift lead to the top floor landing and the flat entrance.

FLAT ENTRANCE HALLWAY

A long hallway leads to all rooms. Storage cupboard. Bookcase. Small windows with a rear aspect overlooking open fields. Ceiling beams.

BEDROOM TWO *9' 6" x 11' 10" (2.89m x 3.60m)*

Double room. Carpeted. Built-in cupboards and shelving to one side. Window with lovely views to the communal gardens at the front. Radiator.

KITCHEN *6' 3" x 11' 10" (1.90m x 3.60m)*

A range of beech effect wall, base and drawer units with blue mottled work surfaces. Stainless steel one and a half bowl sink and drainer with chrome mixer tap. Integrated electric oven with an integrated electric hob. Integrated fridge/freezer. Washing machine provided. Window with a front aspect.

SITTING ROOM *13' 1" x 11' 10" (3.98m x 3.60m)*

Carpeted. Large window with curtain track, curtains and lovely views over the communal gardens. Electric fire with built-in shelving either side. Radiator.

BEDROOM ONE *13' 2" x 11' 10" (4.01m x 3.60m)*

Double size room. Carpeted. Walk-in wardrobe with shelving and cupboards above. Cupboards and shelving in alcoves. Window with a front aspect. Radiator.

BATHROOM

Panelled bath with chrome taps and a shower. Wall mounted hand wash basin with chrome taps. Low level W/C with chrome lever flush. Window. Carpeted.

ALLOCATED PARKING

There is an allocated parking space. Visitors parking available at the front of the house.

COMMUNAL GARDENS

There are parkland style communal gardens surrounding the property and lovely views towards open fields and the countryside.

COMMUNAL OIL-FIRED HEATING INCLUDED

There is communal oil-fired heating included in the rent. Option for gas central heating in the flat if required but not included in the rent.

PLEASE NOTE:

Tenants have to be at least 30 years of age and no children or pets are permitted (except as visitors).

INCOME REQUIREMENTS

For Tenants without a Guarantor, the Referencing Company will require proof that their total annual income is equal to, or more than, THIRTY TIMES the monthly rent of the property. If a Guarantor is required, his or her income will have to be at least THIRTY-SIX TIMES the monthly rent, or share of rent, payable by the Tenant(s).

RESERVATIONS

Woods Lettings & Property Management will treat the property as "LET, SUBJECT TO REFERENCING". The property will only be remarketed if the application is declined by the Referencing Company.

INVENTORY

The Inventory cost is being provided by the Landlord at their expense.

COUNCIL TAX

Contact: Teignbridge District Council, Forde House, Brunel Road, Newton Abbot, Devon, TQ12 4XX Tel: 01626 361101

For Banding Information, and details of the amount payable in the current tax year.

TENANCY

Please note this property is MANAGED by Woods Letting and Property Management

Viewing Strictly by Appointment. Please contact us on 01626 336633 if you wish to arrange a viewing

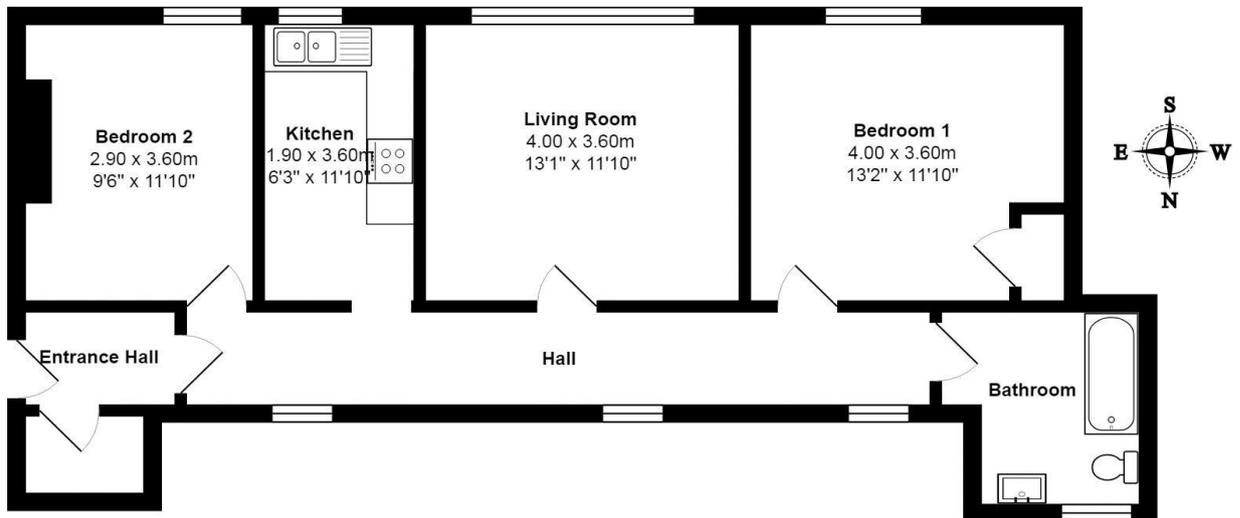
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Data Protection Personal information provided by customers wishing to receive information and/or services from the estate agent and The Experts in Property group (of which it is a member) is for the purpose of providing services associated with the business of an estate agent and specifically excludes mailing or promotions by a third party. If you do not wish your personal information to be used for any of these purposes, please notify us.

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10 Devon House, Devon House Drive, Bovey Tracey
Total Area: 71.3 m² ... 768 ft²