



**SOUTHMEAD HOUSE, KINGMAN WAY, NEWBURY, RG14 7FY**

£1050.00 per month\*

**Carter Jonas**



# SOUTHMEAD HOUSE, RG14 7FY

Larger than average, second floor apartment within walking distance of the train station, town centre and Nuffield gym.

Spacious reception room (16'1" x 21'2") with doors to the full width private balcony, quality kitchen with integrated appliances (cooker, hob, dishwasher and fridge/freezer).

Bedroom with wardrobe and ensuite bathroom with shower, additional wc and utility cupboard with washer/dryer.

Radiator central heating (via a communal boiler), lift service and one allocated parking space.

Council tax band C. Energy rating band B. Available for a minimum term of 6 months.

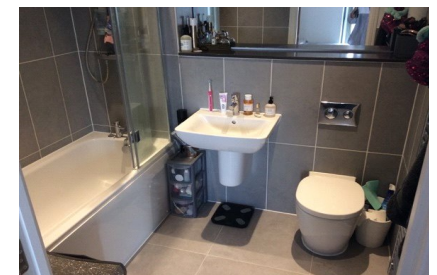
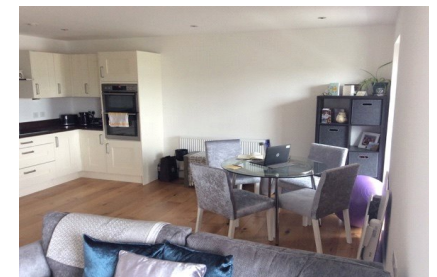
1 weeks holding deposit £242.00, 5 weeks security deposit £1211.00

- Council Tax Band = C
- Deposit Required = £1211.00
- Short Let, Minimum term 6 months
- 1 BEDROOM
- LARGE BALCONY
- ALLOCATED PARKING
- RADITOR HEATING
- LIFT SERVICE
- EPC = B

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) <b>A</b>		
(81-91) <b>B</b>	82	82
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	



Kitchen/Living/Dining	4899 x 6452mm	16'1" x 21'2"
Bedroom 1	2859 x 3466mm	9'5" x 11'4"
Ensuite	1945 x 2177mm	6'5" x 7'2"
Bathroom	1833 x 959mm	6" x 3'2"



**Newbury Lettings 01635 263020**

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L2 - Business



## IMPORTANT INFORMATION

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\*Administration fees may apply depending on tenancy type. Please contact your local branch for this information.