



**UPTON GREY, BASINGSTOKE, RG25 2RQ**  
£1,450 per month\*

**Carter Jonas**

Spacious 3 bed house is situated in a popular village with good access to the road networks.

Entrance hall, spacious kitchen/dining room with cooker, utility area, cloakroom and double aspect living room with open fire overlooking the large gardens.

The first floor has 3 double bedrooms and a family bathroom with shower.

Oil radiator central heating, large surrounding gardens and plenty of parking.

Available for an initial 12-month tenancy.

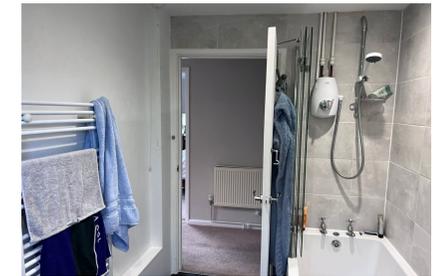
EPC Rating D. Council Tax Band E (West Berks Government website for current cost). Mains electric and metered mains water (supplied through the farm). Septic tank drainage and Oil heating

Internet & Mobile: Further information on availability and speeds can be found on the Ofcom website.

At a rent of £1450.00 per calendar month: Holding deposit of 1 weeks rent = £334.00, Security deposit of 5 weeks rent = £1673.00

- Council Tax Band = D
- Deposit Required = £1,673.00
- Long Let, Minimum term 12 months
- 3 BEDROOMS
- KITCHEN
- DINING ROOM
- SITTING ROOM
- BATHROOM
- GARDEN
- EPC = E

Energy Efficiency Rating	
	Potential
Very energy efficient - lower running costs (92-100) <b>A</b>	83
(81-91) <b>B</b>	
(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	48
England, Scotland & Wales	EU Directive 2002/91/EC



**Newbury Lettings 01635 263020**

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