



TRUGGIST LANE, BERKSWELL, CV7
£3,000 per month*

Carter Jonas

TRUGGIST LANE, BERKSWELL, CV7

A detached period house with an extension and high quality fitted kitchen and bathrooms situated within the village of Berkswell.

Accommodation comprises: Entrance Porch, Open Plan Reception/Dining Room, Split Level Reception Room, Inner Hallway, Cloakroom, Study, Kitchen, Breakfast Room and Utility Room. To the first floor is a galleried landing, master bedroom with ensuite bathroom and dressing room/bedroom 4, three further bedrooms and separate shower room. To the second floor is bedroom 6 and bathroom. Cellar with resitricted head height. Externally there is a rear garden, parking for 3/4 cars, shared driveway. Available early January 2024 for a 12 month tenancy unfurnished. Council Tax Band G/EPC - C

Holding deposit = 1 weeks rent £692

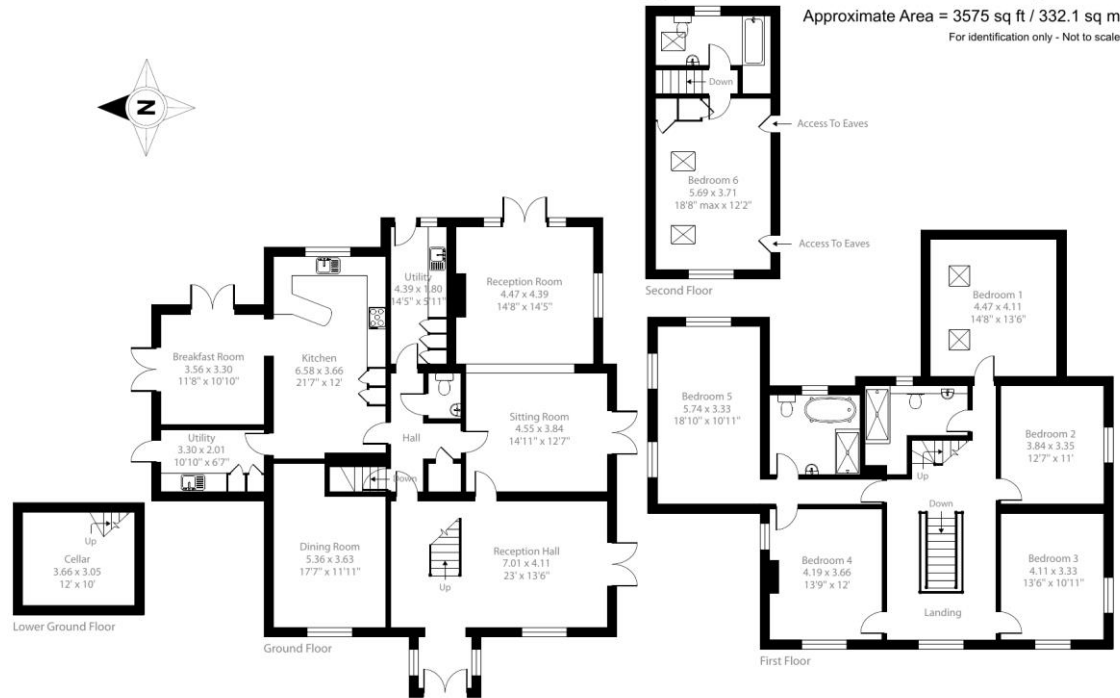
Deposit = 5 weeks rent @ £3,000 pcm = £3461

- Council Tax Band = G
- Deposit Required = £3,461.54
- Reception Hall
- Split Level
- Reception Room
- Dining Room
- Kitchen
- Master Bedroom, Ensuite
- Five further bedrooms
- Unfurnished
- Shared Driveway
- Garden, Parking
- EPC = C

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C		
(55-68) D		
(40-54) E		
(21-39) F		
(1-10) G		
Not energy efficient - higher running costs		
England, Scotland & Wales EU Directive 2002/91/EC		

Mount Pleasant, Truggist Lane, Berkswell, Coventry, CV7

Approximate Area = 3575 sq ft / 332.1 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © ritchcom 2023. Produced for Carter Jonas. REF: 1048241



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Classification L2 - Business Data

IMPORTANT INFORMATION

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