



CAPLAND, HATCH BEAUCHAMP, TA3
£1,700 per month*

Carter Jonas

CAPLAND, HATCH BEAUCHAMP, TA3

A spacious 5 bedroom detached house with a large mature garden and garage, located just off the A358.

Accommodation comprises - GF: Lounge, dining room, 2 sitting rooms, kitchen, utility room, shower room. FF: 5 bedrooms and a family bathroom.

Externally there is a large mature garden, driveway parking and a garage.

Pets considered. No access to loft/attic.

Mains electricity and water. Wood burner. Oil Heating. Septic Tank in garden. Flood Zone 1 - Low Risk. Internet & Mobile: Further information on availability and speeds can be found at checker.ofcom.org.uk

Available unfurnished from late May 2024 for an initial 6 month tenancy.

EPC Rating E. Council Tax Band E (please see the Somerset Council website for current cost)

- Council Tax = E
- Deposit Required = £1,961.54
- Minimum term 6 months
- EPC = E

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E	51	
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales			
	EU Directive 2002/91/EC		

Capland, Hatch Beauchamp, Taunton, TA3

Approximate Area = 2070 sq ft / 192.3 sq m

Garage = 135 sq ft / 12.5 sq m

Total = 2205 sq ft / 204.8 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS: Residential). © rich.ecom 2024. Produced for Carter Jonas. REF: 1077925



Oxford Lettings 01865 511444

oxford@carterjonas.co.uk

Mayfield House, 256 Banbury Road, Oxford, Oxfordshire, OX2 7DE



Exclusive UK affiliate of

CHRISTIE'S
INTERNATIONAL REAL ESTATE

Classification L2 - Business Data

IMPORTANT INFORMATION

These particulars are for general information purposes only and do not represent an offer or contract or part of one. Carter Jonas or anyone in their employment has made every attempt to ensure that the particulars and other information provided are as accurate as possible and they are not intended to amount to advice on which you should rely as being factually accurate. Full information which may be relevant to your decision regarding the property can be found on the property listing on carterjonas.co.uk or a separately available material information sheet, and we would advise you to confirm the details of any material information prior to any offer being submitted. You should not assume that the property has all necessary planning, building regulations or other consents and Carter Jonas has not tested any services, facilities, or equipment. Any measurements and distances given are approximate only. Where Carter Jonas has been provided with a floorplan by a third party, we cannot guarantee that the floorplan has been measured in accordance with IPMS. Purchasers or prospective tenants must satisfy themselves of all of the aforementioned by independent inspection or otherwise. Our images only represent part of the property as it appeared at the time they were taken and do not represent the furnishings included; these are confirmed in a separate inventory. If you require further information, please contact us. *Administration fees may apply depending on tenancy type. Please contact your local branch for this information.