

Vicary & Co

Chartered Surveyors & Property Agents

Estate Agents & Valuers

Residential - Commercial - Rural



The Pottery Flat Waterloo House, Bridport, DT6 6NU

TO LET
£700 PCM

One bedroom first floor flat located just off Charmouth village centre, and within walking distance to the beach and Jurassic Coast line. Kitchen / Dining Room, Living Room, Double Bedroom, Bathroom, Attic storage space. EPC: D (60)

Council Tax Band: A

Regret No Pets, No Smoking



A One Bedroom first floor flat located on the upper end of Charmouth high street, suitable for single person or couple.

KITCHEN / DINING ROOM Open plan room. 2 x windows to rear aspect. Painted board flooring. Eyeball lighting to ceiling. Fitted wall and base units. Free-standing contemporary style gas oven / hob. Space for under-counter fridge. Work surface with inset stainless steel sink. Gas combi-boiler. Radiator. Step up and glazed door into:

LIVING ROOM Sash window to front aspect. Fitted carpet flooring. Storage cupboard. Radiator. TV point. Telephone point. Doors into bedroom and bathroom. Cabin type stairs up to

ATTIC / STORE ROOM 2 x Velux style windows. Fitted carpet flooring

BEDROOM Small double size room. Sash window to front aspect. Radiator.

BATHROOM Window to rear aspect. Wooden board flooring. White bathroom suite comprising Bath with thermo shower facility, via 'telephone' style tap, wash hand basin and WC. Tiled over bath / shower area. Radiator.

OUTSIDE Store cupboard with space and plumbing for washing machine. No further outside space.

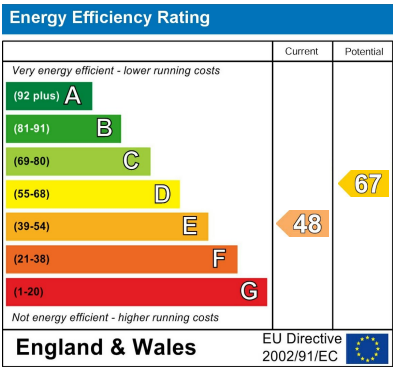
SERVICES Electricity, Gas and mains Water / Waste connected

COUNCIL AUTHORITY Dorset Council - Council Tax currently Band A

£161.53 HOLDING DEPOSIT (equals 1 weeks rent). The holding deposit can be used towards the Rent in Advance. Note - the holding deposit is non – refundable, should you as a prospective tenant pull out of a tenancy prior to its commencement once referencing has been carried out, or give false or misleading information once referencing has been submitted.

Total fees - £700.00 Rent in Advance.
£807.69 Property Deposit of 5 weeks rent, to become the deposit held by the Deposit Protection Service for the term of the tenancy.

VIEWING Strictly By Appointment.



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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements