



PROCTORS

ESTATE AGENTS

2 Preston New Road, Blackburn, Lancashire, BB2 1AW
Tel. 01254 582489
Email. blackbum@proctorsestateagents.co.uk
Web. proctorsestateagents.co.uk



Moorgate Street, Blackburn

£495 pcm

A two bedroom first floor flat, situated in the ever popular Mill Hill area of Blackburn. The property comprises two bedrooms, a fully fitted dining kitchen, lounge and four piece bathroom. Gas central heating and PVC double glazing are also installed.



Moorgate Street, Blackburn

ACCOMMODATION

LOUNGE

12' x 9' 3" (3.66m x 2.82m) PVC double glazed window, radiator

BEDROOM

13' x 8' 9" (3.96m x 2.67m) PVC double glazed window, radiator

FULLY FITTED DINING KITCHEN

15' 8" x 16' 8" (4.78m x 5.08m) Wall and floor units including drawers, built in oven, hob, extractor, PVC double glazed window, 2 radiators, fire surround, spotlighting, laminate floor

LANDING

Gas fired central heating boiler unit, radiator

FOUR PIECE BATHROOM

Panelled bath, wash basin, WC, walk in shower, PVC double glazed window, radiator

PLEASE NOTE

All properties are offered 6-months minimum contract period. We require 1 month's rent as deposit and 1 month's rent in advance. On application we will require one week's holding fee, the landlord has 15 days to make a decision. If the tenancy does go ahead, the holding fee will be refunded or deducted from the first month's rent. If the tenancy does not go ahead then the holding fee will be refunded within 7 days of the deadline being reached or the landlord backing out. A repayment will not be made if the tenant backs out of the tenancy agreement themselves, fails right to rent checks, has provided false or misleading information, or where the landlord tries their best to get the information needed but the tenant fails to provide it within the 15 days. We will require proof of ID and address for all applicants over the age of 18 that will occupying the property.



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