

TO LET



York Buildings, Trowbridge

1 Bedroom, 1 Bathroom, Town House

£900 pcm


MARTIN&CO



**York Buildings,
Trowbridge**
Town House,
1 bedroom, 1 bathroom

£900 pcm

Date available: 1st April 2024

Deposit: £1,038.46

Holding Deposit: £210

Unfurnished

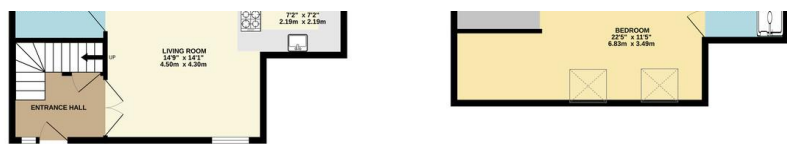
Council Tax band: B

- Stunning newly converted one bedroom two storey house
- Underfloor gas central heating & double glazing
- Impressive living room with open plan fitted kitchen
- Utility room/cloakroom W.C
- Principal bedroom with walk-in wardrobe and en-suite shower room
- Communal garden shared with two other properties
- Allocated parking

Watch the video tour A newly converted and beautifully presented one-bedroom two-storey house situated in a tucked away quiet location close to the town centre. Unfortunately not suitable for pets.

Score	Energy rating	Current	Potential
92+	A		94 A
81-91	B	81 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

The graph shows this property's current and potential energy rating.



TOTAL FLOOR AREA: 682 sq.ft. (63.3 sq.m.) approx.
While every attempt has been made to ensure the accuracy of the figures contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for guidance purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Accuracy: References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs including but not limited to carpets, fixtures and fittings are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. No person in the employment of the agent has any authority to make any representation about the property, and accordingly any information given is entirely without responsibility on the part of the agents, sellers(s) or lessors(s). Any property particulars are not an offer or contract, nor form part of one. **Sonic / Laser Tape:** Measurements taken using a sonic / laser tape measure may be subject to a small margin of error. **All Measurements:** All Measurements are Approximate. **Services Not tested:** The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor.