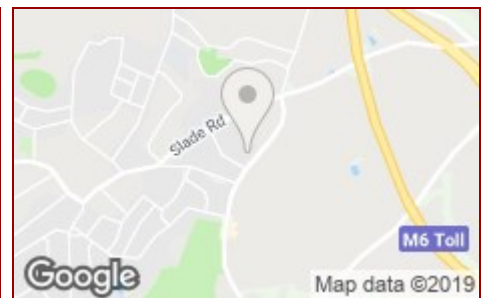


**£1,250 PCM**

**Jayman**  
www.jayman.co.uk

Lettings & Property Management



**Blaydon Avenue, Sutton Coldfield, West Midlands B75 5TE**

**£1,250 PCM**

- Four bedrooms
- Guest WC
- Lounge / Diner
- Rear garden
- NO DSS
- Ensuite to main
- Kitchen
- Garage
- NO PETS
- NO SMOKERS



## Entrance hall

With stairs to first floor and doors to

## Kitchen

With a range of storage cupboards, sink and drainer, space for appliances.

## Lounge / Diner

Good sized lounge.

## Guest WC

## First floor

Landing with doors leading to

## Bedroom 1

Master bedroom with ensuite shower room.

## Bedroom 2

## Bedroom 3

## Bedroom 4

## Bathroom

With suite comprising of bath with shower above, wc and wash hand basin.

## Outside

Rear garden

Garage.

**REQUIRE A MORTGAGE?** Our independent advisor can compare "whole of market" to help find the best mortgage to suit your circumstances. Please call 01543 417 559 for a free mortgage quote including some deals only available through our network. **AGENTS DESCRIPTIONS** These details imply the opinion of the agent at the time these details were prepared and are subjective. It may be that the tenant's opinion may differ. **VIEWING ARRANGEMENTS** By appointment only with Jayman on 01543 417 559 **COUNCIL TAX** Please refer to [www.voa.gov.uk](http://www.voa.gov.uk) for this information. **DESCRIPTIONS AND MEASUREMENTS** All measurements are approximate and some may be maximum on irregular walls. The plan shows the approximate layout of the rooms to show the inter relationship of relationship of one room to another but is not necessarily to scale. **CONSENTS** We have not had sight of any relevant building regulations, guarantees or planning consents and all relevant documentation pertaining to this property should be checked by your legal advisor before exchanging contracts.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not environmentally friendly - higher CO <sub>2</sub> emissions		