

**Gardners Place, Langley Moor, DH7 8XZ**  
**3 Bed - House - Semi-Detached**  
**£650 Per Calendar Month**

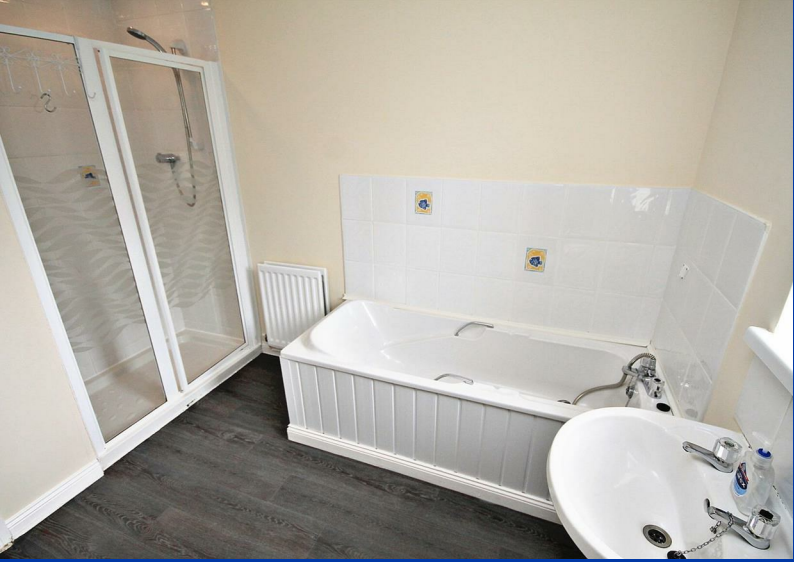
**ROBINSONS**  
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SPACIOUS FAMILY HOME \* THREE BEDROOM SEMI DETACHED \* POPULAR LOCATION \* TWO BATHROOMS AND SEPARATE DINING ROOM \* UNFURNISHED \* The property benefits from double glazing and gas central heating and briefly comprises: hall, lounge, dining room with French doors to the rear garden, modern kitchen units with built in cooking facilities & integrated dishwasher, utility room. To the first floor there are three bedrooms, master with en-suite and bathroom/wc with white suite with separate shower cubicle. Externally the property enjoys front and rear gardens, decking area, driveway and garage.

Professionals only, no smokers and pets considered

Required earnings: Tenant Income - £19,500 Guarantor Income (if required) - £23,400

Please note that there would be an additional charge of £25pcm for a pet



# OUR SERVICES

Mortgage Advice

Conveyancing

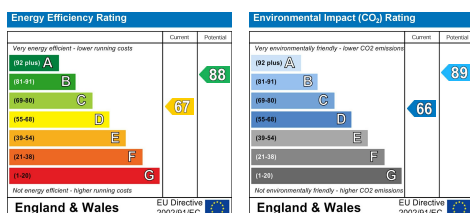
Surveys and EPCs

Property Auctions

Lettings and Management

Strategic Marketing Plan

Dedicated Property Manager



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Every care has been taken with the preparation of these particulars, but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance please ask or professional verification should be sought. All dimensions are approximate. The mention of fixtures, fittings &/or appliances does not imply they are in full efficient working order. Photographs are provided for general information and it cannot be inferred that any item shown is included in the sale. These particulars do not constitute a contract or part of a contract.

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