

TO LET



Wimborne Road, Bournemouth
£1,824 pcm


MARTIN&CO

Wimborne Road, Bournemouth

Semi-Detached Student House,
5 bedroom, 2 bathroom

£1,824 pcm

Date available: 21st August 2020

Deposit: £2,104

Furnished

Council Tax band: C

- FIVE Bedroom student house
- 1 x En-suite Bedroom - £395 PCM
- 3 x Double Bedrooms - £375 PCM
- 1 x Single Bedroom - £300 PCM
- Spacious Living Room
- Well Fitted Open Plan Kitchen
- Smart Modern Bathroom

****STUDENT LET **** A very well presented FIVE bedroom student house. This furnished property features a spacious living room with dining area, a well fitted open plan kitchen, a modern bathroom and an en-suite shower room. Benefitting from a large garden and located within easy distance of the University.

APPLIANCES - Washing machine, fridge freezer, oven and hob

HEATING – Gas fired central heating

PARKING – On road parking available close by



This landlord will only consider student applicants who have a Guarantor.

All Guarantors will be required to fulfil the referencing procedure

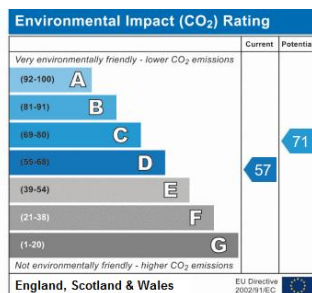
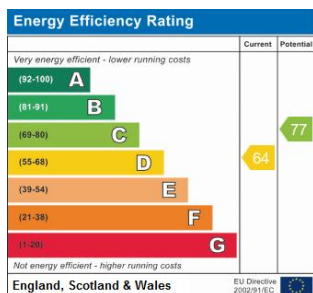
Applicants with pets or those who smoke will not be considered for this property.

A refundable holding deposit of £420.00 is payable upon acceptance of your application.

All Guarantor income must be evidenced by documents. All Guarantors are expected to have a clean credit score.

All Applicants and Guarantors will be asked to produce government issued photographic ID as well as a recent proof of address such as a utility bill, a council tax bill or a letter from an employer, but not a bank statement or a mobile phone bill. We would ask for your co-operation in order that there will be no delay in agreeing the let (subject to references and subject to contract).

Please contact Martin & Co Bournemouth for full details.



Martin & Co Bournemouth

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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. **Mortgage & Financial Advice:** The Martin & Co mortgage service is provided by London & Country Mortgages the UK's largest Independent Fee-Free mortgage broker of Beazer House, Lower Bristol Road, Bath, BA2 3BA. Authorised and regulated by the Financial Conduct Authority. Their FCA number is 143002. **YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOANS SECURED ON IT.** Full written quotation available on request. A suitable life policy may be required. Loans subject to status. Minimum age 18. If you are making a cash offer, we shall require written confirmation of the source and availability of your funds in order that our client may make an informed decision.

