



**mather
estates**
independent agents



76 Wadnall Way, Knebworth, SG3 6DX

Mather Estates welcomes to the market a spacious, unfurnished one-bedroom duplex flat, ideally located in the picturesque village of Knebworth. The property features an open plan lounge/kitchen area, complete with white goods. Upstairs offers a double bedroom and a modern bathroom.

Additional benefits include ample storage, allocated parking space and a prime location within easy reach of local amenities and Knebworth train station, providing direct rail links to London.

£1,100 pcm



SUMMARY

Mather Estates welcomes to the market a spacious, unfurnished one-bedroom duplex flat, ideally located in the picturesque village of Knebworth. The property features an open plan lounge/kitchen area, complete with white goods. Upstairs offers a double bedroom and a modern bathroom. Additional benefits include ample storage, allocated parking space and a prime location within easy reach of local amenities and Knebworth train station, providing direct rail links to London.

The initial tenancy length is 12 months minimum.

A holding deposit of one week's rent £253.84 is required upon acceptance of an application, this will be deducted from your first month's rent should referencing be successful.

Security deposit total- £1,269.23

DISCLAIMER

Disclaimer - Mather Estates Stevenage for themselves and for the Landlord of the property, who as agents they are to give notice that: (a) these particulars are produced in good faith, but are set out as a general guide only and do not constitute any part of a contract; (b) no person in the employment of Mather Estates has any authority to make or give any representation or warranty whatsoever in relation to the property. These details are presented Subject to Contract and Without Prejudice.

Measurements provided are taken from the Agent and must be used as a guide and for any inaccuracies we cannot be accountable for. It is our suggestion you speak to your legal team.

