



**Wantage Road, DH1 1LR**  
**2 Bed - Bungalow - Semi Detached**  
**£650 Per Month**

**ROBINSONS**  
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Two bedroom semi detached bungalow occupying a pleasant site with gardens and garage. The bungalow has recently been refurbished and is newly decorated with newly fitted carpets throughout. The A1 intersection and A690 are close at hand for access to all parts of the area and Carville/Belmont has a range of local amenities.

Specifications: Professionals only, no smokers or pets.

Required earnings: Tenants £19,500 Guarantor (if required)  
£23,400



# OUR SERVICES

Mortgage Advice

Conveyancing

Surveys and EPCs

Property Auctions

Lettings and Management

Strategic Marketing Plan

Dedicated Property Manager

Energy Efficiency Rating		Current	Target
Very energy efficient - lower running costs	(93-100) <b>A</b>		
	(85-92) <b>B</b>		
	(69-84) <b>C</b>		
	(55-68) <b>D</b>		
	(39-54) <b>E</b>		
	(21-38) <b>F</b>		
Not energy efficient - higher running costs	(1-20) <b>G</b>		
England & Wales		EU Directive 2002/91/EC	

  

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Target
Very environmentally friendly - lower CO <sub>2</sub> emissions	(92-100) <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>		
Not environmentally friendly - higher CO <sub>2</sub> emissions	(1-20) <b>G</b>		
England & Wales		EU Directive 2002/91/EC	

## DURHAM SALES & LETTINGS OFFICE

DURHAM CITY  
1 Old Elvet  
DH1 3HL

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T: 0191 383 9994 (option1) (Lettings)  
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DL3 7RX

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21 Bishop Street  
TS18 1SY

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## REGIONAL LETTING & MANAGEMENT CENTRE

DURHAM CITY  
14 West Terrace  
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T: 0191 383 9994 (option1) (Lettings)  
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## INGLEBY BARWICK

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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.

Robinsons can recommend financial services, surveying and conveyancing services to sellers and buyers. Robinsons staff may benefit from referral incentives relating to these services.



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