



58 Appletree Road

Hatton, Burton on Trent, DE65 5EF

£795 Per Calendar Month



REFURBISHED SEMI DETACHED HOUSE IN POPULAR VILLAGE OF HATTON. BENEFITING FROM UPVC DOUBLE GLAZING AND GAS CENTRAL HEATING. PROPERTY COMPRISES OF LOUNGE, KITCHEN/DINER, BATHROOM, TWO BEDROOMS BOTH WITH FITTED WARDROBE, DRIVEWAY PROVIDES PARKING. FULLY ENCLOSED REAR GARDEN WITH LARGE STORAGE SHED. EASY ACCESS TO A50 & TUTBURY RAILWAY STATION FOR THE COMMUTER, EPC D. COUNCIL TAX B



REQUIREMENTS

Reservation Fee 1 weeks rent. To be allocated to first months rent on move in - £183.46

Deposit £917.30 payable 7 days prior to tenancy commencement lodged with the DPS prior to move in

Months rent in advance on move in less the 1 week already paid

Porch 4'4" x 3'10" (1.33m x 1.18m)

Lounge 12'0" x 12'0" (3.68m x 3.66m)

Kitchen Diner 12'2" x 8'0" (3.71m x 2.44m)

Bedroom One 8'9" min x 8'9" min (2.68m min x 2.69m min)

Bedroom Two 8'7" x 6'0" (2.64m x 1.84m)

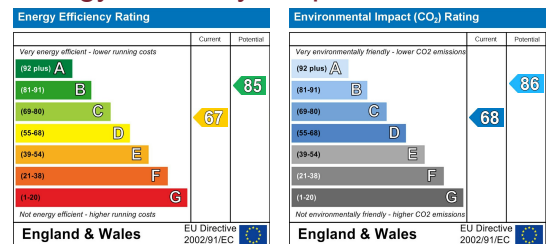
Bathroom 5'9" x 5'4" (1.76m x 1.65m)



Floor Plans



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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