

# MRKT

PROPERTY EXPERTS

Cavendish Road, BH1 1QX

£1,350 Monthly

TO LET



## Property Features:

- Furnished
- 1 Weeks rent payable on reservation
- Central Heating
- en-suite bathroom
- Furnished
- 1 Weeks rent payable on reservation

## Description

MRKT Property Experts are delighted to bring to the market this beautiful modern apartment in Cavendish Road. The property consists of two double bedrooms, two bathrooms of which one is en-suite to the master. Throughout the property you will benefit from stunning high ceilings which certainly adds to the feeling of overall space. The living room especially feels large because of this and in turn leads into a spacious modern kitchen and fantastic large island. The property is furnished to a high standard. Due to quality of furnishing nature no pets are permitted in the property.

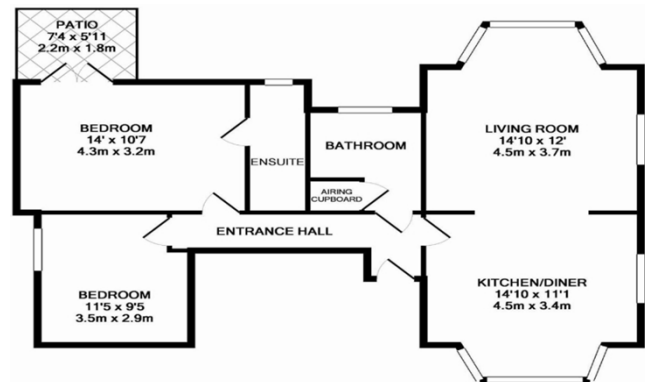
The block is incredibly well kept with a beautiful facade and electric gates leading to a car park with 1 allocated parking space, parking is also available on road without need for a permit.

We highly recommend a viewing at your earliest convenience. The flat will be offered furnished with integral appliances.

## Room Dimensions

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## Floor Plan



TOTAL APPROX. FLOOR AREA 743 SQ.FT. (69.0 SQ.M.)  
Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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## EPC Certificate

Energy Efficiency Rating		Environmental Impact (CO <sub>2</sub> ) Rating	
Current	Potential	Current	Potential
Very energy efficient - lower running costs		Very environmentally friendly - lower CO <sub>2</sub> emissions	
(92- A)		(92- A)	
(81-91) B		(81-91) B	
(69-80) C	74	(69-80) C	77
(55-68) D		(55-68) D	
(39-54) E		(39-54) E	
(21-38) F		(21-38) F	
(1-20) G		(1-20) G	
Not energy efficient - higher running costs		Not environmentally friendly - higher CO <sub>2</sub> emissions	
England & Wales	EU Directive 2002/91/EC	England & Wales	EU Directive 2002/91/EC