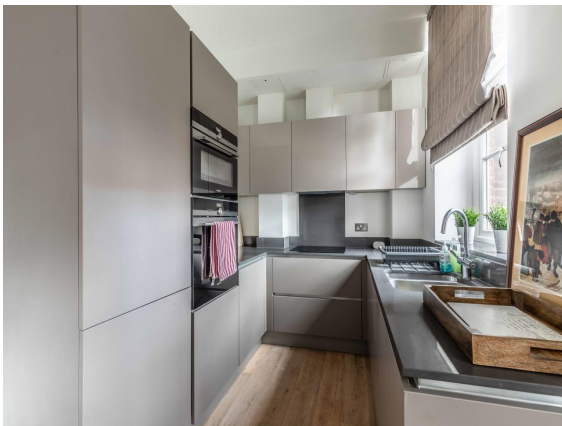


Let Agreed



The Gables

, Eton Wick Road, Windsor, Berkshire, SL4 6PE

Rental £1,950 pcm

2 bedroom Flat / Apartment available 01 November 2024



SALES
205a Dedworth Rd
Windsor
Berkshire
SL4 4JW

Tel: 01753 62.1234 (option 1)
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 **Stephen Uren**
Estate Agent
The Green
Datchet
SL3 9BJ

Tel: 01753 54.6667
Email: mail@stephenuren.co.uk

- * Furnished
- * 2 Double Bedrooms
- * Available Furnished
- * Council Tax - BAND D
- * Dishwasher
- * Finished to a high standard
- * Fitted Kitchen
- * Gated Development
- * Ground Floor Apartment
- * Modern living
- * Parking Available
- * Underfloor Heating
- * EPC RATING - B

Situation

New to the market is this beautifully presented two bedroom ground floor apartment set back in a gated development. Property comprises of open plan spacious kitchen/lounge with a fully integrated kitchen offering high quality appliances, spacious living area, en-suites to both bedrooms. Property also boasts high ceilings and off street parking. Available from 1st November on a furnished basis (*EARLIER DATES AVAILABLE UPON REQUEST). Early viewings recommended to avoid disappointment.

Accommodation

Bedroom One

3.98m (13'1") x 3.12m (10'3")

Double bedroom with a double glazed side aspect window, built in wardrobe, tv point, ample power points and door leading into en-suite. En-suite comprises low level W.C , wall hung...

Bedroom Two

4.13m (13'7") x 3.00m (9'11")

Double bedroom with a double glazed side aspect window, tv point, ample power points and door leading into en-suite. En-suite comprises low level W.C , wall hung wash hand basin wi...

Open Plan Kitchen/Lounge

8.63m (28'4") x 3.94m (13'0")

Modern kitchen offering a range of eye and base level units with complimentary work surfaces over. Sink with mixer tap and drainer, integrated single oven and additional compact ov...

W.C.

Separate cloakroom with low level W.C and wall hung wash hand basin with mirror above.

All measurements are approximate.

Further Information

The deposit required is £2,250

The landlord is willing to rent this home to Employed, Self Employed, Retired, Company

Property Ref: inst-4609

Creation Date: 19/10/2024

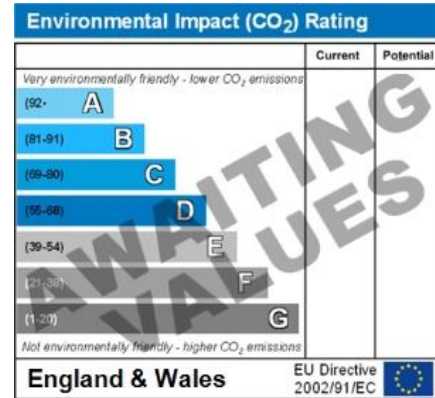
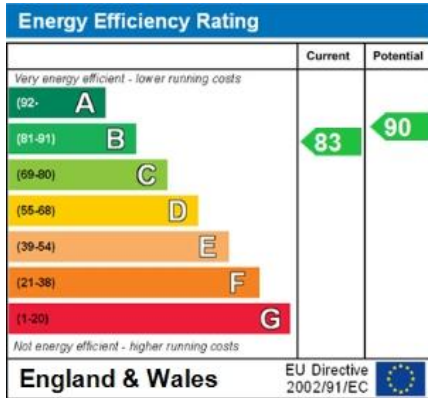
IMPORTANT INFORMATION

For clarification, we wish to inform the prospective tenant that we have prepared these details as a general guide. The agent has not carried out a detailed survey nor tested the services, appliances, or specific fittings (unless otherwise stated), and no warranty can be given as to their condition. All room measurements are taken at floor level. We strongly recommend that all the information which we provide about the property is verified by yourself and your advisers. The contents of this publication are © Horler & Associates Lettings Ltd , 2024. Horler & Associates Lettings Ltd Registered in England and Wales No. 5790723

Energy Performance Certificates

This home's performance is rated in terms of the energy use per square metre of floor area, energy efficiency based on fuel costs and environmental impact based on carbon dioxide (CO₂) emissions.

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO₂) emissions. The higher the rating the less impact it has on the environment.