



## Partridge Drive

, Poole, Dorset, BH14 8HJ

**Rental £2,600 pcm**  
**3 bedroom House available Now**

## \* Unfurnished

### Situation

A three bedroom unfurnished house located in a popular residential area of Lilliput. The property has been redecorated throughout and offers spacious accommodation including a lounge, separate dining room, fitted kitchen with integrated appliances, utility room, family bathroom and en-suite to the main bedroom. Further benefits include a private rear garden, garage and well-maintained front garden. Conveniently located for local amenities, schools and transport links.

### Accommodation

All measurements are approximate.

### Further Information

The deposit required is £2,826.92

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

The landlord is willing to rent the property for a minimum of 12 Months and a maximum of 12 Months

### 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 (CO<sub>2</sub>) emissions.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

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.

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92-100) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO <sub>2</sub> emissions		
England & Wales		
EU Directive 2002/91/EC		

The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO<sub>2</sub>) emissions. The higher the rating the less impact it has on the environment.