







5 Wadley Close, Gloucester, GL1 3FE

£2,200 Per Month

TO LET

CHOSEN
ESTATE AGENTS

- AVAILABLE NOW
- ENSUITE TO MASTER
- FRIDGE FREEZER
- CLOSE TO LOCAL AMENITIES
- EPC B
- FOUR DOUBLE BEDROOMS
- GARAGE
- PARKING FOR THREE CARS
- LARGE KITCHEN DINER
- COUNCIL TAX BAND E



Directions

THE PROPERTY

Chosen Estate Agents are delighted to present this immaculately presented four double bedroom home, built by Redrow in 2022 and situated in the popular Kingsholm area.

The ground floor comprises an entrance hall, spacious lounge, downstairs WC, high-specification kitchen/diner and separate utility room. The modern kitchen benefits from an integrated hob, oven, grill and fridge freezer, with space for a washing machine.

Upstairs, there are four generous double bedrooms, a family bathroom and an en-suite to the principal bedroom.

Further benefits include UPVC double glazing, gas central heating, a garage and driveway parking for three cars.

Located just off Denmark Road, the property is ideally positioned for local bus routes, Denmark School, Gloucester City Centre and a range of nearby amenities.

Holding Deposit: £507.00 based on 1 weeks' rent of asking price
Security Deposit: £2,538.00 based on 5 weeks' rent of asking price
Council Tax band: E Local Authority: Gloucester
EPC Band: D
Electricity supply: Mains Gas Supply: Mains Water supply: Mains Sewerage: Mains
Heating: Gas Central Heating Mobile phone coverage: i.e EE, Vodaphone, Three, O2

If satisfactory references are not obtained or you withdraw your application any financial loss to Chosen Estate Agents or the Landlord will be deducted from your holding deposit. If you or your guarantor provides information that is inaccurate, false, incomplete, or adverse credit not being disclosed then we may retain your holding deposit and reject your application.

SITUATION

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