AUSTIN PROPERTY
MANAGEMENT SERVICES LTD



77 Jubilee Close

Melbourne, Derby, DE73 8GR

£950 Per Month

2 1 1 D

A newly decorated 2 bedroomed unfurnished mid town house with gas central heating, double glazing & PARKING. The Acc comprises: entrance hall, lounge, dining kitchen with appliances, 2 beds (1 dbl with fitted wardrobes) & bathroom. To the rear is an enclosed garden & 2 allocated parking spaces.







The Accommodation comprises:

Composite part glazed front entrance door to -

Entrance hall
with single central heating radiator, door matting fitted carpet and smoke alarm.

Lounge
14'11" max x 9'10" (4.55m max x 3.00m)
with upvc glazed window to front, single central heating radiator, telephone point, television aerial, beige fitted carpet, curtain pole with curtains over and feature fireplace. Large under stairs storage cupboard off.

Dining kitchen
12'8" x 7'8" (3.86m x 2.34m)
with range of Oak base and wall units, dark grey laminate rolled edge worktops with matching splashback, inset stainless steel sink and drainer unit, upvc double glazed window to rear and Worcester gas boiler. Integrated single electric oven with gas hob and extractor hood over, freestanding fridge/freezer and washing machine. Single central heating radiator, dark grey tiled effect vinolay flooring and upvc double glazed door to rear garden.

Stairs & landing
with beige fitted carpet, loft access and smoke alarm.

Bedroom 1
12'10" x 9'2" (3.91m x 2.79m)
with upvc double glazed window to front, double central heating radiator, beige fitted carpet, fitted double wardrobe and airing cupboard comprising hot water tank and shelf. Telephone point, television aerial and curtain pole.

Bedroom 2
11'3" x 7'7" (3.43m x 2.31m)
with upvc double glazed window to rear, single central heating radiator, beige fitted carpet and curtain pole with curtains over.

Bathroom
with 3 piece white suite consisting of a pedestal washbasin with grey vanity unit, low level w.c, panelled bath with tiled surround and Triton electric shower over, upvc double glazed obscured window to rear, bathroom cabinet with mirrored front, toilet roll holder, shaver point and dark grey tile effect vinolay flooring.

Outside
To the side of the property there is 2 allocated car parking spaces.

To the rear of the property there is a fully enclosed private garden with patio area and lawn.

Additional information
HOLDING DEPOSIT £215.00 - This is taken to secure the property whilst references are carried out. This will then be used towards the initial rent/deposit payment.

Disclaimer: Austin Property Management Services Ltd assumes no responsibility or liability for any errors or omissions in the content of this advert. In some cases photos taken prior to the current tenants occupation may be used, the condition will be expected to be similar to the photos used. Whilst every care has been taken to ensure that the information provided is accurate and as up to date as possible, there is however no guarantees of completeness, accuracy, usefulness or timeliness.

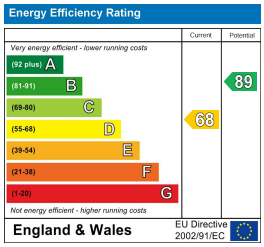
Area Map

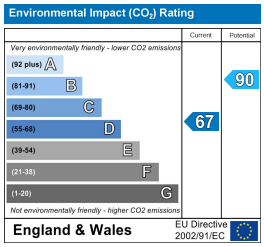


Floor Plans



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.

PO Box 8533, Melbourne, Derby, DE1 9LG
Tel: 01332 862173 Email: info@austinproperty.co.uk www.austinproperty.co.uk