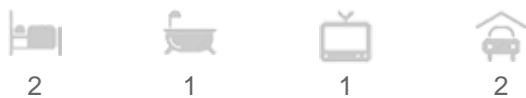


To Let - Scott Close Ashby / £895.00 PCM / Ref: 000001761



- New to market
- Garage and parking
- Council tax C
- Gas central heating

- Charming 2 bed linked detached
- EER - C
- Viewing highly recommended
- Local amenities close by

To Let - Scott Close Ashby / £895.00 PCM / Ref: 000001761

NEW TO MARKET A delighted to offer to the market this modern two bedroom link-detached home ,within walking distance from Ashby town centre.

The property is offered in modern neutral decoration throughout and has a low maintenance garden to the rear and benefits from off road parking and a garage.

The property is approached via a small garden with lawn and a path to the front door.

Good size lounge is neutral with under-stair cupboard.

Modern kitchen with oven, hob and extractor.

There is room for a dining table and has patio doors leading out into the garden.

To the first floor are two double bedroom.

The main bedroom with a fitted wardrobe.

Theres a single second bedroom.

The newly fitted bathroom is tiled and is fitted with a white three piece suite comprising; pedestal wash hand basin, push button wc and bath with shower above.

The rear garden is landscaped with shrubs and has a decked area

The property benefits from gas central heating, double glazing and a driveway an garage.

Ashby is a widely regarded market town with a host of amenities to include a variety of independent shops, pubs and restaurants including North's Deli and Zamanis Italian restaurant, alongside excellent local schooling.

The town is within easy commuting distance of Nottingham, Leicester and Birmingham via the M42 network.

Council tax band C

Property Construction - Standard

Electricity Supply - Mains

Water Supply - Mains

Drainage Type - Mains Sewer

Heating Gas central heating

Broadband FTTP (fibre to the premises)

Mobile signal/coverage- You may experience some issues with mobile coverage according to Ofcom Mobile checker - please check their website for specific speeds and coverage information

Our standard deposit is calculated based upon the passing rent, and varies from property to property,calculated at 5 weeks rent.

A holding deposit of 90.00 is payable to reserve this property if your application is successful (please note this amount will then be deducted from the initial move in monies due, prior to the tenancy commencing)..

For details of this and any other fees that may become due during the term of your tenancy please contact a member of our Lettings Team at our Ashby de la Zouch branch.

Ashby House Bath Street Ashby De La Zouch Leicestershire LE65 2FH t: 01530 411900 f:

e: enquiries@fish2let.com w: www.fish2let.com