

MANNERS

RESIDENTIAL

2 Bedroom Flat for Rent - £900 per month

Hallington Close, Goldsworth Park, Woking, Surrey, GU21 3BN



KEY FEATURES

- FIRST FLOOR APARTMENT • GOOD SIZED LIVING ROOM • CUL DE SAC POSITION • TWO BEDROOMS • MODERN KITCHEN WITH APPLIANCES • MODERN BATHROOM • GARAGE IN A BLOCK • UNFURNISHED • FIVE WEEK TENANCY DEPOSIT REQUIRED • EPC RATING - C75

Description

This well presented two bedroom first floor apartment is located in a quiet cul de sac position on the outskirts of Goldsworth Park, within walking distance of Woking town centre and mainline station.

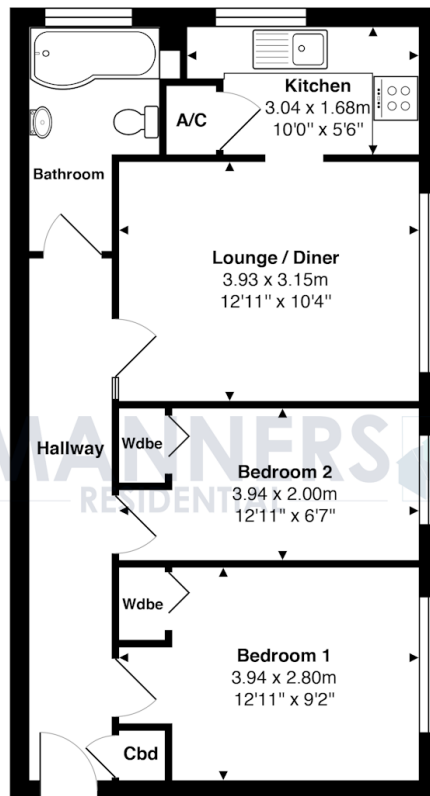
The accommodation which has neutral décor and carpets throughout comprises: private entrance hall, good sized living room, refitted kitchen with appliances, two bedrooms both with built in wardrobes, refitted bathroom suite, communal gardens and a garage in a block.

Additional Information: These particulars are meant as a guide only, and as such do not form part of a legally binding contract. Rent excludes the tenancy deposit of five weeks' rent up to an annual rent of £50,000 (£4166.67 pcm) and six weeks' rent above an annual rent of £50,000. A holding deposit of one weeks' rent is required upon making an Application For Tenancy which can be put towards the first month's rent, which will become payable upon signing the tenancy agreement. Should your Landlord accept a request to keep pets at the property, an additional monthly rent payment may be required. Upon request, further written information will be provided by the Agent.

These particulars are thought to be materially correct though their accuracy is not guaranteed and they do not form part of any contract. All measurements are approximate and we have not tested any appliances, electrical or plumbing installation or central heating systems.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100) A			
(81-91) B			83
(69-80) C		75	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92-100) A			
(81-91) B			
(69-80) C		74	74
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England, Scotland & Wales		EU Directive 2002/91/EC	



1st Floor

Approx. Gross Internal Area 50.5 m² ... 543 ft²

All measurements are approximate and for display purposes only. Not to scale.