

# MANNERS

## RESIDENTIAL

2 Bedroom Flat for Rent - £950 per month

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



### KEY FEATURES

- FIRST FLOOR APARTMENT • GOOD SIZED LIGHT & AIRY LIVING ROOM • KITCHEN WITH APPLIANCES • TWO BEDROOMS WITH BUILT IN WARDROBES • BATHROOM SUITE WITH SHOWER • COMMUNAL GARDENS • RESIDENTS PARKING & GARAGE • UNFURNISHED • FIVE WEEK TENANCY DEPOSIT REQUIRED • EPC RATING:- C71

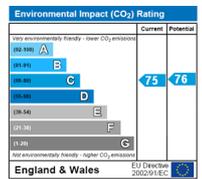
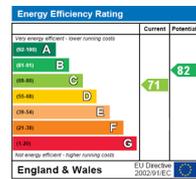
## Description

An extremely light & airy two bedroom first floor apartment, located in a quiet cul de sac position on the outskirts of Goldsworth Park, within walking distance of Woking town centre and mainline station.

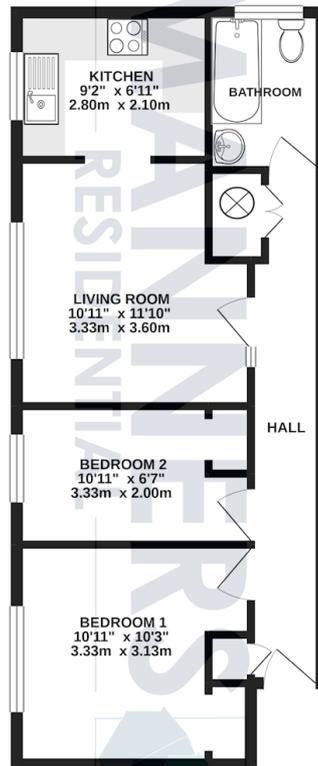
The accommodation, which is neutrally decorated and carpeted throughout, comprises: private entrance hall with storage cupboard, good sized light & airy living room, kitchen with appliances, two bedrooms (both with built in wardrobes), three piece white bathroom suite with shower, communal gardens, residents parking and a garage in a nearby 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.



FIRST FLOOR FLAT  
520 sq.ft. (48.4 sq.m.) approx.



TOTAL FLOOR AREA: 520 sq.ft. (48.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
Made with Metropix ©2021