



GREENGATE ROAD, WEDHAMPTON, SN10
£1,600 per month*

Carter Jonas

A charming detached house situated in the village of Wedhampton.

Large open plan reception to the rear incorporating the fitted kitchen, dining area, sitting area with wood burning stove and 2 sets of French doors to the garden. The utility room, cloakroom and snug/study complete the ground floor accommodation.

The principal bedroom has an en-suite shower, 3 further bedrooms with built in wardrobes and family bathroom.

Outside, there is off-street parking for three cars. The good-sized rear garden enjoys lovely views overlooking open fields, providing a peaceful outdoor space.

Available for an initial 12 month tenancy.

EPC Rating C. Council Tax Band F (Wiltshire Council website for current cost)

Mains electric, LPG heating, mains water and drainage.

Internet & Mobile: Further information on availability and speeds can be found on the Ofcom website.

At a rent of £1,600 per calendar month: Holding deposit of 1 week's rent £369.00, Security deposit of 5 weeks rent £1,846.00

- Council Tax Band = F
- Deposit Required = £1846.00
- Long Let, Minimum term 12 months
- 4 Bedrooms
- Open plan living
- Off street parking
- Outstanding views
- EPC = C

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		
		76 C	87 B



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