



6 Willett Street, Bideford EX39 2NZ
Price £550pcm (Fees apply)



A well-presented two bedroom semi-detached cottage within short walking distance to Bideford town centre. The property benefits from spacious open plan living accommodation, rear courtyard garden, modern kitchen and bathroom and part double glazing. The property occupies a convenient town location taking full advantage of local amenities such as shops, cafes and public transport. Working/Retired Only. Pets Considered. No Smokers AVAILABLE NOW. EPC F



6 Willett Street, Bideford, Devon, EX39 2NZ

- 2 Bed Semi Detached Cottage
- Courtyard Garden
- Open Plan Living Accommodation
- Modern Kitchen & Bathroom
- Convenient Town Location
- Electric Central Heating
- Part Double Glazed Windows
- Available Now

Usual references required. Working/Retired Only, Pets Considered, no smokers. Unfurnished.

Services: Mains water and electricity
Council Tax Band A
Deposit: 1 month upfront (subject to circumstances)
Rent: 1 months' rent payable in advance
Application Fees: £90 inc VAT per person
 £42 inc VAT (lease renewal charge)

Part frosted double glazed wooden front door into:

Entrance Hall: Cupboard housing the electric fuse board, stairs rising to first floor. Tile effect vinyl flooring, door to:

A spacious open plan **Living/Kitchen/Dining Area:** The kitchen area comprises a good range of wood fronted eye-level and base units, space for appliances, roll edge work surfaces, stainless steel sink with mixer taps, tiled splashback, chrome downlighters, tiled effect vinyl flooring and wooden double-glazed sash windows to front. Useful under stairs storage cupboard.

Living Area: A large bright room with double glazed double wooden doors leading to a private courtyard garden. Chrome downlighters, TV and telephone point.

First Floor Landing: Doors leading to all rooms, loft access.

Bedroom 1: A good size double bedroom with double glazed wooden windows overlooking the rear courtyard garden. Radiator.

Shower Room: Comprises a white modern suite. Low flush w/c, pedestal wash hand basin with mixer taps and corner shower unit. Part tiled walls, lino tile effect flooring.

Bedroom 2: A good size bright room, large sash window to front. Built-in wardrobe housing the boiler and hot water cylinder.

Outside: To the rear of the property is a low maintenance enclosed private courtyard garden.

Directions: From Bideford Quay, proceed up Bridgland Street and just after passing Maynard Johns Accountants turn right into Willett Street where the property will be found on the left.

Agents Note: Section 21 of the Estate Agents Act 1979: Connected Persons - we are advising potential tenants that one of the owners of this property is related to an employee of Seldons Estate Agents.



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All rooms have been measured with electronic laser and are approximate measurements only. None of the services to the above property have been tested by ourselves, and we cannot guarantee that the installations described in the details are in perfect working order. Seldons Estate Agents for themselves, and for the vendors or lessors, produce these brochures in good faith, and are a guideline only. They do not constitute any part of a contract and are correct to the best of our knowledge at the time of going to press. SS14

