



AMERSHAM WAY, MEASHAM, DE12
£1,125 per month*

Carter Jonas

AMERSHAM WAY, MEASHAM, SWADLINCOTE, DE12 7PD

- Cloakroom
- Reception Room
- Kitchen
- Conservatory
- Three Bedrooms
- Two Bathrooms
- Garden
- Garage
- Parking
- Unfurnished

THE PROPERTY

Accommodation comprising entrance Hall, downstairs cloakroom, reception room, kitchen and conservatory. To the first floor are three bedrooms, ensuite shower room and separate wet room. Externally there is single garage with access from the conservatory, driveway with off road parking for one car. Front and Rear Gardens.

Available early May 2025 for a 12 month tenancy unfurnished.

EPC – C. Council Tax Band C - Please see North West Leicestershire's District Council's website for the current costs.

No access to loft. Pets considered. Mains gas, water and electricity are connected the property. The water is metered.

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

Flood Risk Low

At a rent of £1,125 per calendar month.

Holding deposit of 1 weeks rent £259.00

Security deposit of 5 weeks rent £1298

A three bedroom detached property situated within the Village of Measham.



ADDITIONAL INFORMATION

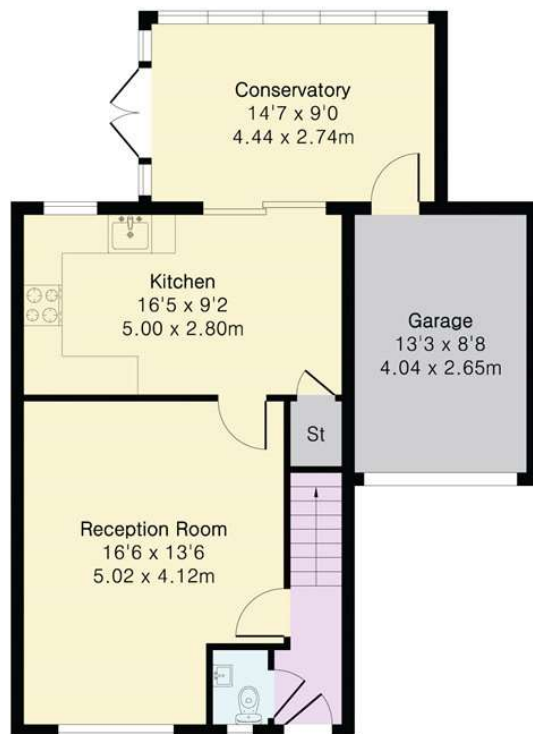
Offers	Available for a 12 month term
Viewing	Strictly by appointment
Local Authority	- Council Tax Band C



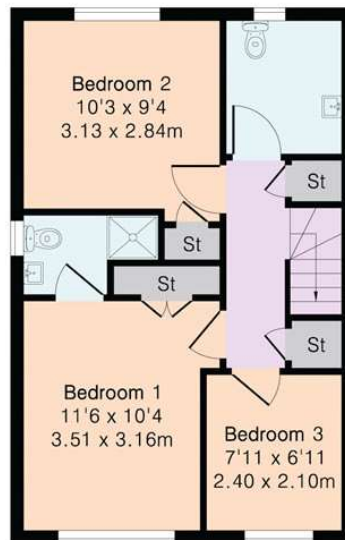
Approximate Gross Internal Area 1110 sq ft - 103 sq m

Ground Floor Area 687 sq ft – 64 sq m

First Floor Area 423 sq ft – 39 sq m



Ground Floor



First Floor



IMPORTANT INFORMATION

These particulars are for general information purposes only and do not represent an offer or contract or part of one. Carter Jonas or anyone in their employment has made every attempt to ensure that the particulars and other information provided are as accurate as possible and they are not intended to amount to advice on which you should rely as being factually accurate. Full information which may be relevant to your decision regarding the property can be found on the property listing on carterjonas.co.uk or a separately available material information sheet, and we would advise you to confirm the details of any material information prior to any offer being submitted. You should not assume that the property has all necessary planning, building regulations or other consents and Carter Jonas has not tested any services, facilities, or equipment. Any measurements and distances given are approximate only. Where Carter Jonas has been provided with a floorplan by a third party, we cannot guarantee that the floorplan has been measured in accordance with IPMS. Purchasers or prospective tenants must satisfy themselves of all of the aforementioned by independent inspection or otherwise. Our images only represent part of the property as it appeared at the time they were taken and do not represent the furnishings included; these are confirmed in a separate inventory. If you require further information, please contact us. *Administration fees may apply depending on tenancy type. Please contact your local branch for this information.

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