

35 Cunningham Court, Taunton, TA1 1AR

£1,100 PCM



KEY FEATURES

- IN THE MUCH SOUGHT AFTER MODERN FIREPOOL LOCK AREA
- EXECUTIVE WELL PRESENTED APARTMENT
- OPEN PLAN MODERN FITTED KITCHEN/LOUNGE/DINER
- MASTER BEDROOM WITH EN-SUITE SHOWER ROOM
- 2nd BEDROOM
- MODERN BATHROOM
- UTILITY CUPBOARD
- DOUBLE GLAZING + GAS CENTRAL HEATING
- ALLOCATED OFF ROAD PARKING SPACE
- HOLDING DEPOSIT FOR APPLICATION = £253.84
- CHECK-IN DEPOSIT = £1,269.20
- REQUIRED EARNINGS = £37,714
- **AVAILABLE NOW**

Driving distances to...Town Centre - 0.6 Miles Train Station - 0.4 Miles M5 J25 - 1.8Miles

Bennett Residential has just been instructed to let this modern 2-bedroom apartment in the sought after area of Firepool. Built to a high modern spec this apartment has a light aspect.

Taunton is county town of Somerset and provides a comprehensive range of educational, cultural, leisure and shopping facilities. It is conveniently located for national communications with junction 25 of the M5 motorway, an excellent mainline train service from Taunton to London (Paddington) which can be reached in just under 2 hours on the fastest trains. For leisure the Quantock hills are nearby, with the North and South Coasts accessible in under an hour.

The accommodation – A communal entrance with stairs and a lift.

Hallway with utility cupboard with plumbing for a washing machine, main bathroom, open plan kitchen – integrated dishwasher, living area with a large dining bar and full height window, 2nd bedroom with wardrobe, master bedroom with wardrobe and ensuite shower room. Outside the property there is one allocated parking space.

Assured Shorthold Tenancy for an initial six-month period at a rent of £1,100 per calendar month.

Pets: NO

Smokers: No

Benefits: Considered with a guarantor

Children: Yes – one only due to property size

Sharers: 2 Single Professionals Only

Energy Rating: B

Council Tax Band: B

AVAILABLE: NOW - TENANCY TO START ONCE REFERENCING ACCEPTED.

PLEASE EMAIL AN APPLICATION AND THEN CALL 0182336608



