

Tudor

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Dwyfor Bron Eifion Farm, Criccieth, LL52 0SA

£750 Per calendar month

- Semi-Detached Cottage
- Three Bedrooms
- Gas Central Heating
- Outskirts of Criccieth
- Unfurnished
- Deposit £800.00



Dwyfor Bron Eifion Farm, Criccieth, LL52 0SA

Semi-detached stone built barn conversion, situated in a delightful elevated position on the outskirts of Criccieth.

The comfortable accommodation is offered unfurnished has the benefit of double glazing and gas central heating and briefly comprises of the following: - Kitchen/dining room including dining table & chairs, integral oven, gas hob, fridge/freezer, dishwasher and washing machine (the appliances will be gifted to the tenant. Therefore the tenant will be responsible for any repairs). Lounge with patio doors leading to slate gravel communal garden area. Bedroom. Shower room. On the first floor: - Two bedrooms, one with built in wardrobes.

Parking space for two cars.

Rent plus All Utility Charges. Council Tax Band 'A'. Holding Deposit £100.00 Security Deposit £850.00.

While every reasonable effort is made to ensure the accuracy of descriptions and content, we should make you aware of the following guidance or limitations.

(1) MONEY LAUNDERING REGULATIONS – prospective tenants will be asked to produce identification

documentation during the referencing process and we would ask for your co-operation in order that there will be no delay in agreeing a tenancy.

(2) These particulars do not constitute part or all of an offer or contract.

(3) The text, photographs and plans are for guidance only and are not necessarily comprehensive.

(4) Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully to satisfy yourself of their accuracy.

(5) You should make your own enquiries regarding the property in respect of things such as furnishings to be included/excluded and what facilities are/are not available.

(6) Before you enter into any tenancy for one of the advertised properties, the condition and contents of the property will normally be set out in a tenancy agreement and inventory. Please make sure you carefully read and agree with the tenancy agreement and any inventory provided before signing these do



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