



arthur grace
RESIDENTIAL



Pennington Road, Gerrards Cross, SL9 9PJ
£2,000 Per Month



Floor Plan

RECEPTION
6.7m x 3.2m / 21'11" x 10'4"

KITCHEN
3.9m x 2.9m / 12'8" x 9'6"

BEDROOM 1
3.3m x 3.0m / 10'11" x 9'10"

BEDROOM 2
3.2m x 2.5m / 10'7" x 8'3"

BEDROOM 3
2.3m x 2.0m / 7'6" x 6'6"

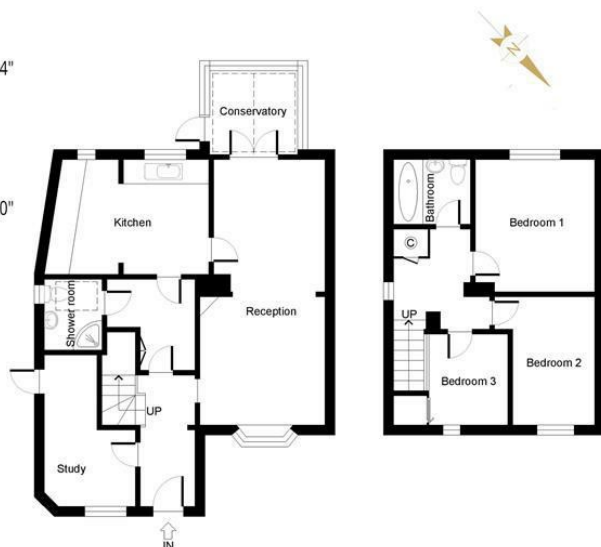
STUDY
3.8m x 2.3m / 12'6" x 7'6"

SHOWER ROOM
1.8m x 1.5m / 5'10" x 4'9"

BATHROOM
1.9m x 1.6m / 6'4" x 5'4"

CONSERVATORY
2.2m x 2.1m / 7'3" x 6'11"

APPROX.
GROSS INTERNAL
FLOOR AREA
93 SQM / 1003 SQF

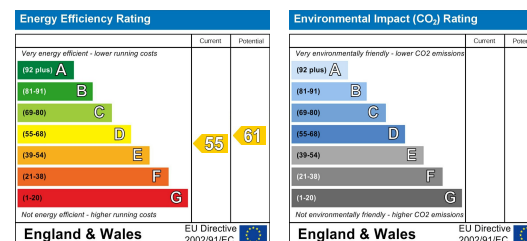


Accommodation

- 3 bedroom semi detached house
- 2 bathrooms (including downstairs shower room & wc)
- Through lounge diner
- Conservatory & separate Office
- Off Street parking for 2 cars
- Less than 0.5 miles to the High Street
- Available from 7th July 2023
- Offered unfurnished (kitchen appliances included)
- Council Tax. D - £2163.79
- EPC D



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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