

We have carefully prepared these particulars to provide you with a fair and reliable description of the property. However, these details and anything we've said about the property, are not part of an offer of contract, and we can't guarantee their accuracy. All measurements given are approximate and our floorplans are provided as a general guide to room layout and design. Items shown in photographs are NOT included in the sale unless specifically mentioned, however they may be available by separate negotiation. We haven't tested any of the services, appliances, equipment, fixtures or fittings listed, or asked for warranty or service certificates, so unless stated they are offered on an 'as seen' basis. We recommend you carry out your own independent checks to satisfy yourself as to their working order and condition, prior to exchange of contracts. Please also be aware that if services have been switched off/disconnected/drain down, reconnection charges may apply. If you wish to express an interest in this property or make a formal offer, you need to come through us for all negotiations. Intending purchasers will be asked to provide proof of their ability to fund the purchase and identification to comply with money laundering regulations and we ask for your co-operation in order to avoid delay in agreeing the sale.

The Important Bit

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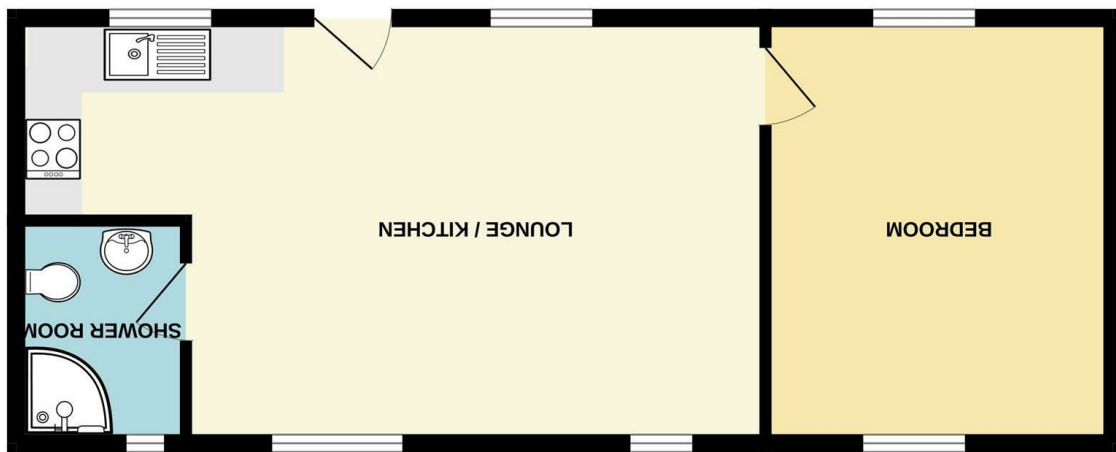
28 Ellacombe Road, Bristol, BS30 9BA

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Get in touch to arrange a viewing!

Like what you see?



GROUND FLOOR
487 sq.ft. (45.2 sq.m.) approx.



Flat 1, 35 Parsonage Street, Dursley, GL11 4BP

£750 Per Month



Council Tax Band: New Build | Property Tenure:

NEWLY RENOVATED ONE BEDROOM APARTMENT !! PARKING !! This first floor one bedroom apartment is situated in Parsonage Street in the centre of Dursley and is accessed via the main high street opposite Sainsburys supermarket. The property is ideally situated for the town facilities including supermarkets, a range of local traders, library, swimming pool and sports hall. Dursley is well placed for commuting to the larger centres of Gloucester, Bristol and Cheltenham via the A38 and M5/M4 motorway network. Property comprises of private entrance, LARGE kitchen/living room with electric oven and hob, spacious bedroom and shower room
Offered Unfurnished and AVAILABLE NOW !! This property is not suitable for smokers, students or sharers.

Council Tax Band :tbc
Holding Deposit 1 week : £196.15
Dilapidations Deposit 5 weeks : £980.77

AWARD WINNING LETTINGS AGENT.



Lounge / Kitchen

24'3 x 13'1 max (7.39m x 3.99m max)

Open plan lounge / Kitchen Area comprising of electric oven, hob and extractor fan. Space for washing machine and fridge /freezer

Bedroom

13'1 x 11'1 (3.99m x 3.38m)

Shower Room

7'2 x 5'2 (2.18m x 1.57m)

Comprising of shower cubicle, WC and wash hand basin

Outside

Allocated parking space and individual outside area

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E		40	40
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

