



Chartered Surveyors & Letting Agents



## **20, Audit Hall Road, Empingham, LE15 8PH**

### **£1,295 PCM**

Attractive semi-detached property in good order, with a single Garage, off-road Parking and enclosed rear garden, set in a desirable Rutland village and offering flexible accommodation which briefly comprises Entrance Hall, Kitchen/Breakfast Room, Dining Room, Lounge, Study/Bedroom 4, En-suite Shower Room, 3 further Bedrooms and Family Bathroom.

Council Tax Band: C (Rutland)  
Deposit: £1494.23

**Oakham**  
5 Market Street  
Oakham  
Rutland LE15 6DY  
Tel: 01572 755555  
Letting Centre: 01572 755513  
[oakham@murray.co.uk](mailto:oakham@murray.co.uk)

**Stamford**  
Sales Enquiries  
01780 766604  
Lettings Enquiries  
01572 755513  
[stamford@murray.co.uk](mailto:stamford@murray.co.uk)

**Uppingham**  
18 High Street East  
Uppingham  
Rutland LE15 9PZ  
Tel: 01572 822587  
Letting Centre: 01572 822587  
[uppingham@murray.co.uk](mailto:uppingham@murray.co.uk)







## SERVICES

Mains electricity

Mains water supply

Mains sewerage

Gas central heating

According to <https://checker.ofcom.org.uk/>

Broadband availability: Standard, Superfast, Ultrafast

Mobile signal availability:

EE - good outdoor and in-home

O2 - good outdoor, variable in-home

Three - good outdoor, variable in-home

Vodafone - good outdoor, variable in-home

Results are predictions and not a guarantee.

None of the services, fittings, or appliances (if any) heating installations, plumbing or electrical systems, telephone or television points have been tested by the Selling Agents.

