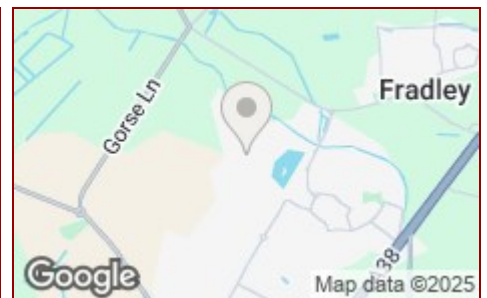


£1,200 PCM

Jayman
www.jayman.co.uk

Lettings & Property Management



Dowling Drive, Fradley, WS13 8WW

£1,200 PCM

- Modern 2 bedroom terrace
- Living Room
- Bathroom
- Two double bedrooms
- Driveway
- Fitted kitchen
- Guest WC
- Ensuite to master bedroom
- Garden
- EPC B



Entrance Hallway

With doors to

Guest WC

With WC and wash hand basin.

Fitted kitchen 6'8" x 11'3"

With a range of storage cupboards, wash hand basin, integral fridge/freezer, dishwasher and washing machine.

Living Room 14'4" x 13'8"

Spacious living room with double doors opening to rear garden.

First floor

Landing with doors leading to;

Bedroom 2 11'0" x 9'7"

Spacious double bedroom with window to fore, built in cupboard and door to Ensuite shower room.

Ensuite

Comprising of shower cubicle, wash hand basin and WC.

Bedroom 1 7'11" x 13'8"

Double bedroom with window to rear.

Bathroom

With suite comprising of bath, wash hand basin and WC.

Garden

Garden with patio and lawn area, door to rear of garden allows access for bins.

Parking

Driveway to the front of the property.

Are you a landlord with property to rent?

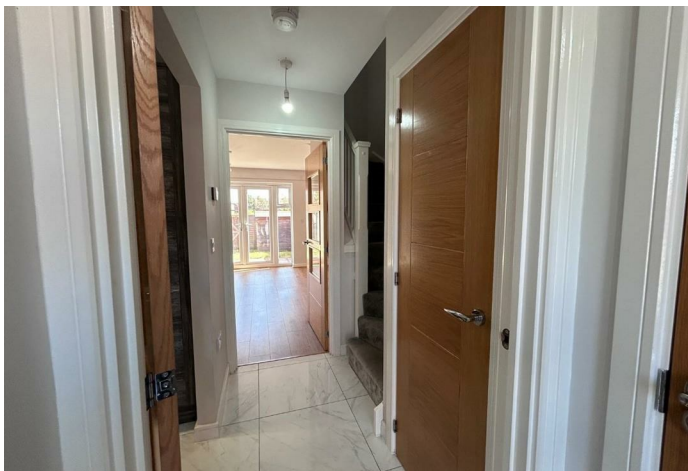
Let us take the hassle out of finding the right tenants.

Our professional lettings service is designed to match your property with top-quality, reliable renters quickly and efficiently. We pride ourselves on delivering outstanding customer service, keeping you informed at every step and tailoring our approach to suit your needs.

From thorough tenant screening to expert marketing and smooth move-ins, we're here to protect your investment and give you peace of mind. Trust us to treat your property like it's our own.

Please contact us on 01543 417 559 or email lettings@jayman.co.uk and we will be happy to help you with a free rental valuation and advice on achieving the best rent for your property.

REQUIRE A MORTGAGE? Our independent advisor can compare "whole of market" to help find the best mortgage to suit your circumstances. Please call 01543 417 559 for a free mortgage quote including some deals only available through our network. **AGENTS DESCRIPTIONS** These details imply the opinion of the agent at the time these details were prepared and are subjective. It may be that the tenant's opinion may differ. **VIEWING ARRANGEMENTS** By appointment only with Jayman on 01543 417 559 **COUNCIL TAX** Please refer to www.voa.gov.uk for this information. **DESCRIPTIONS AND MEASUREMENTS** All measurements are approximate and some may be maximum on irregular walls. The plan shows the approximate layout of the rooms to show the inter relationship of relationship of one room to another but is not necessarily to scale. **CONSENTS** We have not had sight of any relevant building regulations, guarantees or planning consents and all relevant documentation pertaining to this property should be checked by your legal advisor before exchanging contracts.



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		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		