

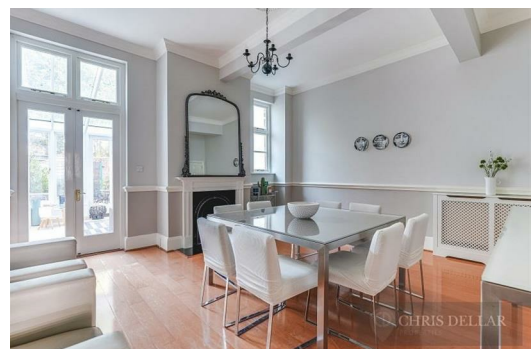


Dunstans | 5 St. Francis Close | Buntingford | SG9 9SH

£2,300 Per Month

Exceptional town house with four double bedrooms in former convent within walking distance of all the town's schools, High street shops and other amenities. Offering over 2000 sq.ft. over four floors, this stand-out property is offered unfurnished with white goods. Children & pets accepted !
Available immediately. SIX MONTH LET ONLY.

Holding deposit - £530.00 : Dilapidation deposit - £2650.00



CHRIS DELLAR
PROPERTIES

Your estate agent

58a High Street, Buntingford,
Herts, SG9 9AH

T 01763 272605

E enquiries@chrisdellar.co.uk

www.chrisdellar.co.uk

Reception Hall

Sitting Room

16'5 x 15'10 (5.00m x 4.83m)

Conservatory

15'7 x 12'6 (4.75m x 3.81m)

Bespoke bookcase. Underfloor heating. Doors to garden.

Kitchen/Breakfast Room

12'6 x 10'10 (3.81m x 3.30m)

White goods including dishwasher and gas fired Rangemaster cooking range.

Inner Lobby

Stairs down to BASEMENT ROOMS :

Family Room/Gym/Study

18'0 x 8'8 (5.49m x 2.64m)

Hallway

Utility Room

11'11 x 5'10 (3.63m x 1.78m)

White goods.

Cloakroom/WC

Wine Cellar

11'11 x 5'10 (3.63m x 1.78m)

First Floor Landing

Fitted shelving.

Bedroom One

16'5 x 10'10 (5.00m x 3.30m)

Bedroom Three

11'11 x 9'7 (3.63m x 2.92m)

1st Floor Bathroom

12'7 x 5'11 (3.84m x 1.80m)

Bath with shower over, wash hand basin and low flush WC.

Second Floor Landing

Bedroom Two

16'5 x 10'11 (5.00m x 3.33m)

Bedroom Four

12'7 x 10'7 (3.84m x 3.23m)

2nd Floor Bathroom

Bath with shower over, wash hand basin and low flush WC.

Landscaped Rear Garden

Laid with Astroturf.

Allocated Parking

For three vehicles, plus visitors parking.

Communal Gardens

Beautifully maintained grounds with a variety of tall trees, lawns and established shrubs.

Deposits

Holding deposit : £530.00

Dilapidation deposit : £2650.00

Energy Performance Certificate

Please see EPC graph opposite.

