Flat 3 (St John), 6 St John Street, Hereford, HR1 2NB

Sunderlands
Residential Rural Commercial

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Summary of Features

- City Centre Apartment
- 2 Bedrooms
- Gas Central Heating
- Spacious Rooms
- Built-in Appliances

£850 Per Month

Description
Conveniently located close to the city centre, an unfurnished apartment which comprises of 2 bedrooms, kitchen, spacious living area & bathroom.

The property offers benefits such as gas central heating & built in appliances.

Ground Floor
With stairs leading to:

First Floor
With doors leading to:

Kitchen
Kitchen area with built in fridge, hob/oven, extractor hood & boiler. Window of the rear aspect.

Living Room
Spacious room with two radiators & windows looking onto front aspect.

Second Floor
Stairs leading to:

Landing
Doors leading to:

Bedroom 1
Two radiators & windows looking onto front aspect.

Bedroom 2
Two radiators & windows looking onto front aspect.

Bathroom
With WC, sink & bath and over head shower.

Parking
There is no parking with the property.

Services
The Tenant(s) will be responsible for payment of water, gas, drainage, electricity and council tax as applicable. Council Tax Band - D.

Rent and deposit
Rent is payable monthly in advance on the first day of each calendar month at £850 pcm. The deposit is calculated as an equivalent of 5 weeks' rent. A deposit of £980 will be required and registered with the TDS.

Viewing Arrangements
Thank you for your interest in letting a property through Sunderlands. Should you wish to view the property you will need to complete a Registration Form, which can be found on the following link:-
https://www.sunderlands.co.uk/residential/registrati
We will not consider your application until we have a completed Registration Form. Once we have the form, we may invite you to view the property. If, after viewing the property, you wish to make a full application we will require further information to reference you.
Sunderlands
Lettings@sunderlands.co.uk

Reference Procedure
Before viewing a property all prospective tenants will be required to complete a registration form. After viewing the property should they then wish to make a full application they will be required to fill out further forms and provide the following:
Photo ID (Passport, Driving Licence)
Proof of Income (copies of wage slips, Tax returns or accountants reference)
Residency ID (Current utility bill with name and home address)

Tenure

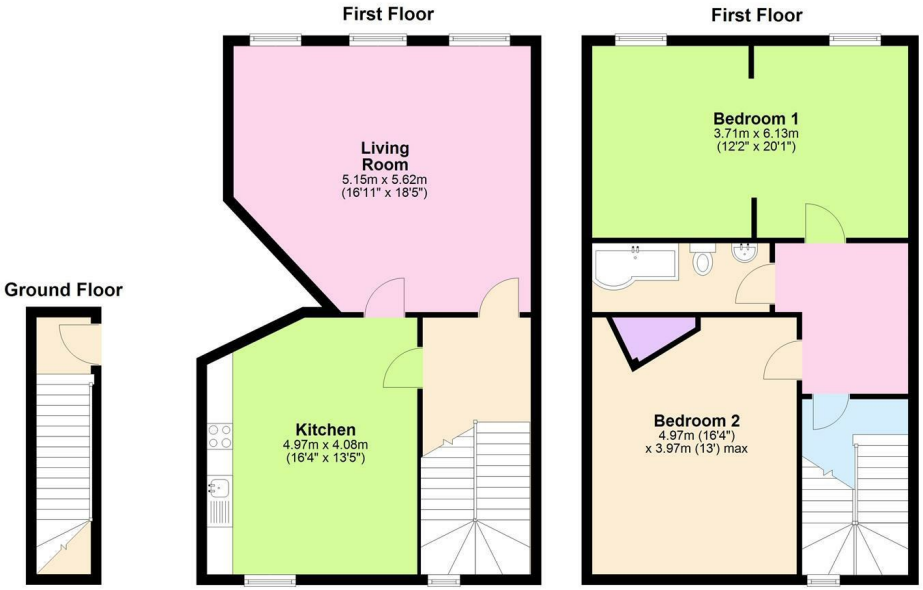
Directions

Sunderlands

Hereford Branch
Offa House, St Peters Square,
Hereford HR1 2PQ
Tel: 01432 356 161
Email: hereford@sunderlands.co.uk

Hay-on-Wye Branch
3 Pavement House, The Pavement,
Hay on Wye, Herefordshire HR3 5BU
Tel: 01497 822 522
Email: hay@sunderlands.co.uk

www.sunderlands.co.uk



Floor plan produced for identification only. Not to Scale
Plan produced using PlanUp.

None of these statements contained in these particulars are to be relied upon as statements or representations of fact. These particulars are not an offer or contract or part of one. Floor plans are provided for guidance as to the layout of the property only. Room sizes and measurements are approximate only. Please note we have not tested the equipment, appliances and services in the property and interested parties are advised to commission appropriate investigation before formulating their offer for purchase. Sunderlands are a member of the 'Ombudsman for Estate Agents Scheme' OEA and therefore adhere to their Code of Practice. A copy of the Code of Practice is available on request.