

Ibbett Mosely



9 Springwell Road, Tonbridge, Kent, TN9 2LH

TO LET

£725 PCM



...a name you can trust
offices in Kent and London

9 Springwell Road, Tonbridge, Kent, TN9 2LH

MODERN ONE BEDROOM HOUSE WITH DOUBLE GLAZING AND GAS CENTRAL HEATING.
ONLY MINUTES FROM THE TOWN CENTRE AND RAILWAY STATION.

- Sitting Room
- Fitted Kitchen
- Double Bedroom
- Bathroom
- Garden
- Off Street Parking For One Vehicle

LET-SUBJECT TO CONTRACT....Modern One Bedroom House with Double Glazing and Gas Central Heating Only Minutes from the Town Centre and Railway Station

GROUND FLOOR

Part glazed UPVC front door, sheltered entrance porch into,

ENTERANCE HALL

With radiator, stairway to first floor, central heating thermostat, door to,

LOUNGE approx 13'3 x approx. 12'3

With four wall light points, one centre light, radiator, sealed unit double glazing, telephone point, T.V aerial point, door to,

FITTED KITCHEN approx 15'6 x approx 6'4

With stainless steel sink unit and mixer tap over fitted base storage unit, further range of fitted base units with good expanse of worktops over and matching fitted wall cabinets, Tricity bendix 4 ring electric cooker and double oven, Samsung fridge/freezer, Candy washing machine in situ (tenants responsibility) vinyl flooring, radiator, spacious understairs storage cupboard. Part glazed door to rear garden, fluorescent strip lighting.

FIRST FLOOR

Landing with access to loft space, spacious storage cupboard with wall mounted gas boiler supplying the domestic hot water and central heating system. doors to,

BEDROOM approx 11'2 x approx. 12'2

With built in double wardrobe cupboard, further bulkhead cupboard, radiator, sealed unit double glazed windows, telephone point and T.V aerial point.

AGENCY FEE

Referencing and administration fees apply unless otherwise stated and are non-refundable. Ibbett Mosely charge prospective tenants £100 per person plus VAT for referencing.

These fees are only payable once an application is made to rent a property. Monies due before the tenancy commences include a deposit equivalent to either one and half or two months rent plus rent due until the next rent payment date.

BATHROOM

With avocado suite comprising panelled bath, with shower attachment on riser, pedestal hand basin and low level wc unit, part tiled walls, double glazed window, built in airing cupboard, radiator.

OUTSIDE BACK GARDEN

Small paved garden, rotary clothes dryer, small area flower beds with shrubs, garden shed and rear access.

FRONT GARDEN

Small flower border under window, paved hard standing for one car.



Ibbett Mosely

Tonbridge 01732 351323

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