



Denbigh Close | Banbury

Price £745 pcm

DOUBLE BEDROOM WITH ENSUITE BATHROOM AND WIFI IN A SHARED HOUSE. ALL BILLS INCLUDED.

Parking Available. Cleaning service of communal area included. Single occupancy. No Couples.

- Double Bedroom
- Ensuite Bathroom
- Shared Kitchen / Living Area
- Downstairs Cloakroom
- Shared Garden
- Parking
- Wifi & Bills Included

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Distinct Property Consultants are pleased to offer this superb ensuite double bedroom in a shared house in an established and quiet residential cul de sac on the outskirts of Banbury (towards Broughton) Parking Available. Cleaning service of communal area included in the rent.

1.8 miles (approx. 9 minutes drive) from the railway station (trains going to London, Birmingham and Manchester). 3.1 miles from M40 (approx. 11 minutes drive).

Your room comes fully furnished. Making you more comfortable at all times.

Beautifully modelled, practically designed and comfortable to live in. Our aim is to make your life less stressful.

High standard living is running through every space, including the communal areas. The house has got practical



storage in the communal kitchen, full access to every facility and clever engineering for you to enjoy. On first appearance you will see a standard, well kept property, all pretty and clean. Inside you will experience a unique taste of fresh spaces, engineered for a lifestyle of a busy professionals who like to live in a nice place.

BEDROOM

Your space is practically furnished. Because we believe that space and beauty shouldn't come at the cost of practicality. A double bed, wardrobe, bedside table, chest of drawers are included in your room.

Your room is further equipped with a ceiling 3-way spotlight, carpets, smoke alarm and code lock on your door.

Double glazed window with black out roller blind to the rear aspect.

ENSUITE BATHROOM

Your bedroom further benefits from an ensuite Bathroom to give you added comfort and privacy.

There is a low level WC, wash basin with a vanity unit, enclosed shower, mirror, bin, toilet brush and heated towel rail.

SHARED OPEN PLAN KITCHEN / LIVING ROOM AREA

Fully equipped kitchen with cutlery and crockery, two fridge freezers, dishwasher, double oven, kettle, toaster, microwave oven.

Bar stools and bar table.

Living area is furnished with two sofas, coffee table and flat screen wall mounted TV.

SHARED GARDEN

Enclosed and mature garden that is being maintained offers space for warm summer evenings BBQs. No need to miss out when living in your new room, because the



garden will serve you well and we hope you will have few great evenings with your housemates.

LETTING INFORMATION:

Rent: £745.00

Deposit: £745.00

Available : ASAP

Holding deposit: £171 = One week`s rent. This is to reserve a property.

Please Note: This will be withheld if any relevant person (including any Guarantor(s)) withdraw from the tenancy, fail references, fail a Right to Rent check, provide materially significant false or misleading information, or fail to sign their tenancy agreement (and / or Deed of Guarantee) within 15 calendar days (or any other Deadline for Agreement as mutually agreed in writing).

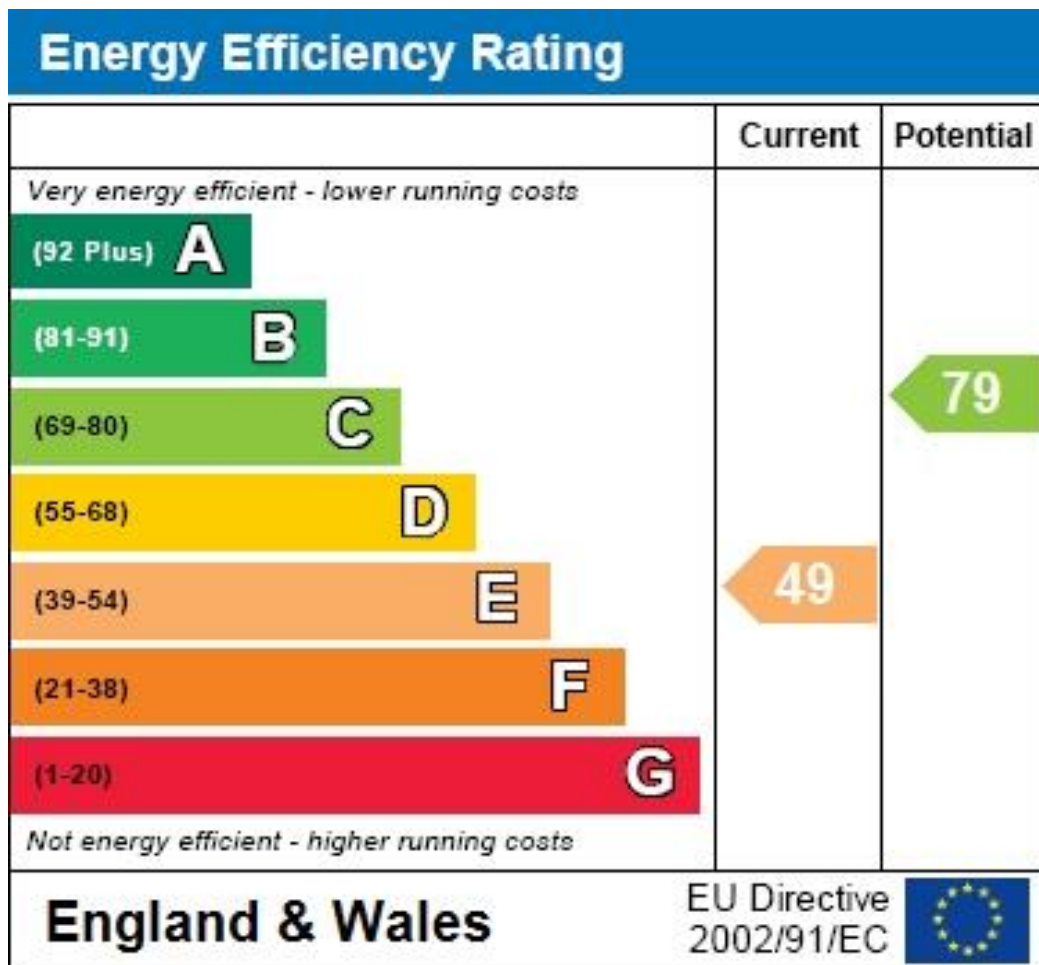
Situation & Property Information

To Let

Band C

Viewings

Strictly by appointment only.



Distinct Property Consultants is the seller's agent for this property. We always obtain detailed information from the seller to ensure the information provided is as accurate as possible however Your legal representative is legally responsible for ensuring any purchase agreement fully protects your position. Please inform us if you become aware of any information being inaccurate. Distinct Property Consultants have not tested any apparatus, equipment, fixtures, fittings, or services. It is the tenant (s)' interests to check their working condition. To comply with anti-money laundering regulations, buyers will be asked to provide proof of ID and proof of address as well as proof of funds. Distinct Property Consultants also offer Lettings and Property Management Service. If you are considering renting your property in order to purchase, are looking at buy to let or would like a free review of your current portfolio then please call us on the number shown above. We are an accredited by the UK leading professional body Propertymark ARLA and NAEA.

01295 234750

<https://www.distinctpropertyconsultants.co.uk>

Bloxham Mill | Barford Road |
Bloxham | Banbury | OX15 4FF

Email: hello@distinctpropertyconsultants.co.uk

