



MILL LANE, RAMSBURY, SN8
£1,800 per month*

Carter Jonas

MILL LANE, RAMSBURY, MARLBOROUGH, WILTSHIRE, SN8 2RE

LOCATION

Ramsbury is a highly regarded Kennet Valley village with an active village community which offers good day-to-day amenities with various shops, pubs, a health care practice and an excellent primary school. The market towns of Marlborough and Hungerford are close at hand, whilst the larger commercial centre of Swindon is 12 miles away.

THE PROPERTY

This beautifully furnished property opens into a welcoming entrance hall, leading to a separate fitted kitchen with built-in oven and gas hob. The bright and spacious living room is fully furnished with quality soft furnishings, creating a comfortable and inviting living space.

The principal bedroom is a generous size and has excellent floor to ceiling built-in storage. The separate bathroom features a shower over bath and is finished to a high standard. To the first floor, there is a versatile second bedroom or study area, capable of accommodating a double or king-size bed (a double bed is currently in situ), together with a separate plant room providing additional storage space.

Externally, the property enjoys a private patio area that benefits from the morning sun, as well as a lawned garden area. Further benefits include private access and unrestricted on-street parking.

Agent's Note: The property is situated opposite the Landlord's residence.

EPC Rating C. Council Tax Band C (Wiltshire Council website for current cost). Internet & Mobile: Further information on availability and speeds can be found on the Ofcom website. Mains electric, gas and metered mains water. Thatched roof.

At a rent of £1,800 per calendar month: Holding deposit of 1 week's rent £415. Security deposit of 5 weeks rent £2,076

A beautifully furnished two-bedroom thatched barn conversion situated in the heart of the highly desirable village of Ramsbury.

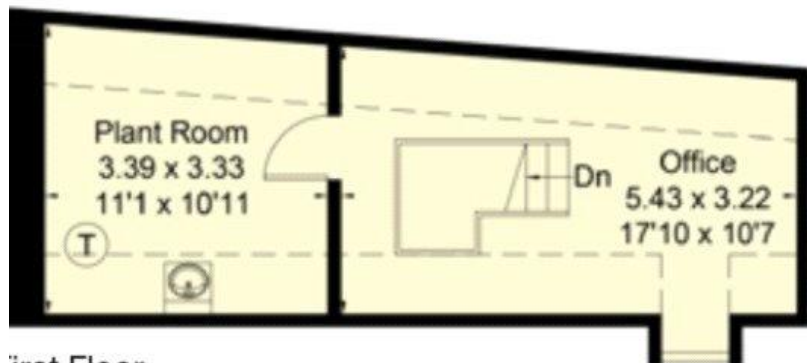


ADDITIONAL INFORMATION

Viewing	Strictly by appointment
Local Authority	Wiltshire Council - Council Tax Band C

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C	76	76
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	





First Floor



Ground Floor



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Classification L2 - Business Data

IMPORTANT INFORMATION

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