



THE WEBB, DODINGTON LANE, DODINGTON, BS37 6SB
£2,250 per month*

Carter Jonas

-
- Kitchen
 - Sitting Room
 - Dining Room/Bedroom
 - Shower Room
 - Bedroom
 - Bedroom
 - Bathroom
 - Garden
 - Off Street parking
 - Electric car charger

LOCATION

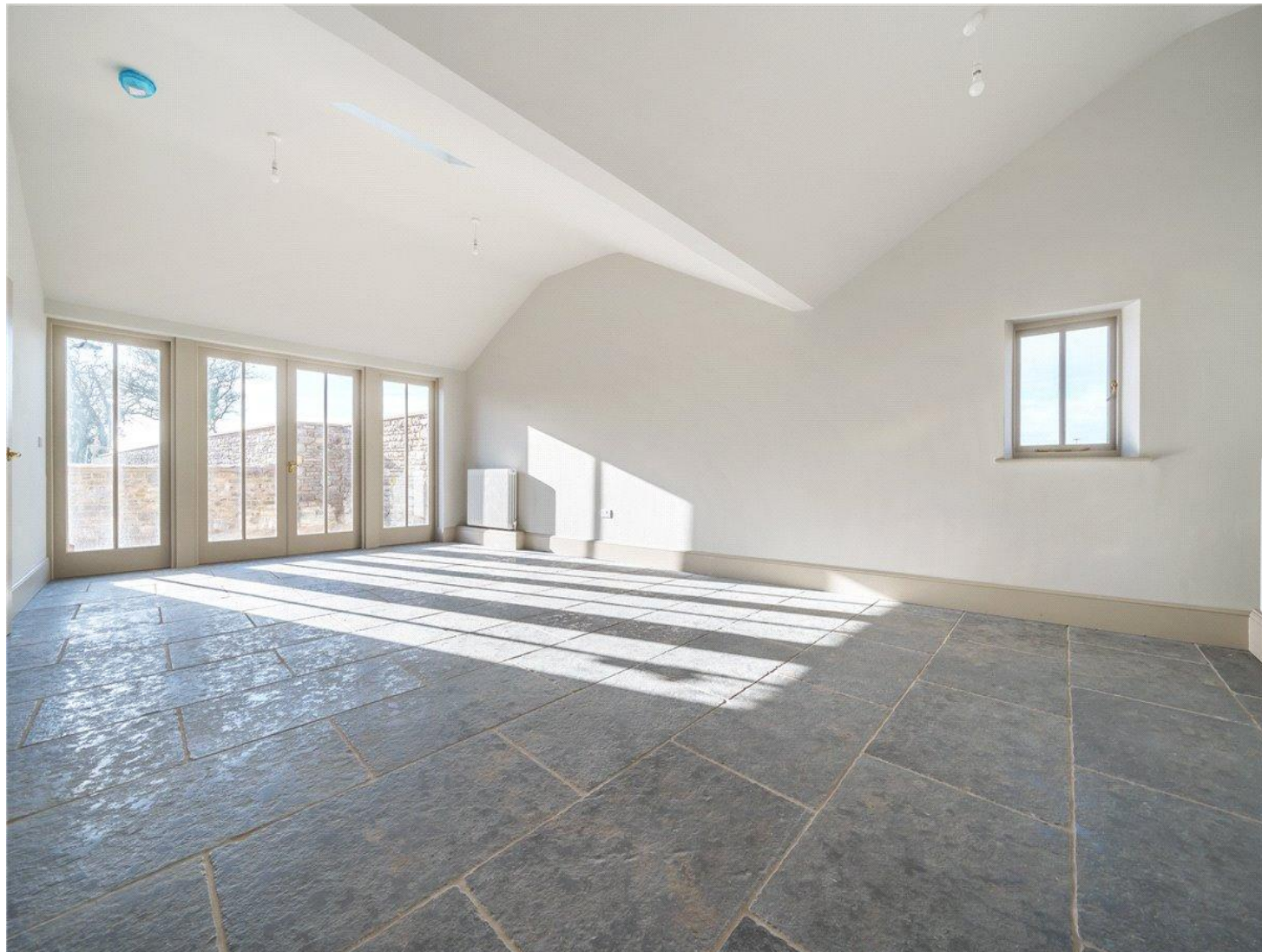
Dodington is a village situated just 2 miles north of Junction 18 of the M4, therefore allowing easy access to Bristol and the South West and Chippenham, Swindon and London to the East. It is also the gateway to the Cotswolds.

THE PROPERTY

We are pleased to be able to offer to the lettings market The Webb which forms part of the recently renovated Dodington Manor development. Situated on Dodington Lane and nestled within the most wonderful rural location, Dodington Manor has been the subject of complete renovation. The Webb would offer a tenant unique and high specification rural living. The Webb is an attached period Grade II Listed house offering accommodation of Kitchen with oven and space for other appliances, wonderful 25' Sitting Room with double doors out onto terrace and garden, in addition to an 18' Dining Room or Bedroom. There is also a shower room on the ground floor and two further bedrooms and a bathroom on the first floor. The Webb is situated in a Courtyard setting with three other similar spec properties which are approached via a country lane into a gated driveway and are all set around a landscaped central courtyard. Each property has its own private garden, two parking spaces with electric car charger and wonderful rural views. The Webb's garden is south facing and enjoys access from the Sitting Room. There is also additional parking for visitors. This development has been completed to the highest of standards and will offer quiet, quality village/rural living.

The heating is LPG tank gas.

A most wonderful and unique recently converted and renovated 2 or 3 bedroom house that forms part of the Grade II Listed Dodington Manor development with off street parking, wonderful garden and electric car charger point.



Available NOW

EPC Rating- E.

Council Tax Band E (please see South Glos website for current cost)

Mains electric, LPG gas and metered mains water.

Septic tank drainage. Parking off street for two cars with electric car charger. Shared driveway into courtyard.

Internet & Mobile: Further information on availability and speeds can be found on the Ofcom website.

At a rent of £2,250 per calendar month: Holding deposit of 1 week's rent £519.23 (deducted from first month's rent)

Security deposit of 5 weeks rent £2,596.15

Council Tax Band E

EPC Band E.

ADDITIONAL INFORMATION

Viewing	Strictly by appointment
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Local Authority	- Council Tax Band E
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Directions	
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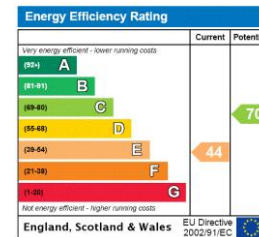
The Manor, Dodington Lane, Dodington, Chipping Sodbury, Bristol, BS37

Approximate Area = 1352 sq ft / 125.6 sq m
For identification only - Not to scale



Certified
Property
Measurer

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nlcocom 2023.
Produced for Carter Jonas. REF: 937201



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Classification L2 - Business Data

IMPORTANT INFORMATION

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