



Ardentinny, Grosvenor Road, St Albans, Hertfordshire , AL1 3BZ

£1,085 per calendar month on Now

- Furnished
- – Parking Available On First Come First Served
 - – Walking Distance To Great Pubs
 - – Residential Area
- – Excellent Motorway Links
 - – Furnished
- – Sky TV Connection / Dish
 - – Two Bedrooms

Property Description:

**** AVAILABLE LATE NOVEMBER 2022 **** A well presented two bedroom first floor apartment within a quarter of a mile of the mainline train station and within half a mile of the City Center. Benefiting from having a garage and off street parking, double glazing, gas central heating, wooden flooring throughout. Offering two double rooms, a spacious living room, fully fitted kitchen and a white bathroom suite.

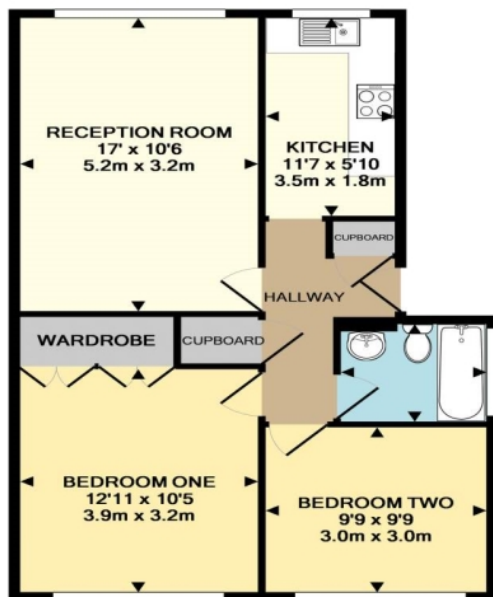
The tenants will be required to earn a provable combined annual income of at least 30 x the monthly rent per year in order to pass the tenant referencing for this tenancy.

For more information on our application process and referencing criteria, please visit our website. Otherwise, call or email us today to arrange a viewing appointment.

Council Tax – Band C – £ 1,743.06

EPC – Band C

To arrange a viewing appointment call Let Me Properties letting agents on 01727 846361 or visit <https://letmeproperties.co.uk>.



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92- A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Required Deposit: £1251.00

Holding Deposit: 1 Week's Rent

To rent this property visit: <http://offer.letme.it/>