



NIKKI HOMES  
PROPERTY CONSULTANTS

## Flat , Hill House, - Welcombe Road, Stratford-upon-Avon

**£1,350 pcm**

3 bedroom apartment to rent **LET**

Looking for a home within walking distance of the town centre but with plenty of space? This could be for you.

This very large 3 bedroom apartment is a rare find. Situated off the prestigious Welcombe Road with Gated Entry and with lovely field views behind.

It briefly consists;

Front communal door, with private entry taking you to the first floor apartment;

Brand New Grey fitted Kitchen/diner with- washing machine, dishwasher, oven, hob and fridge/freezer and more than enough space for a table and chairs

Large living room with stunning views of the fields behind and feature fireplace and door giving access to the balcony.

Bedroom 3/Study - a small double room with built in wardrobe and again stunning views over the fields behind

Bedroom 2 - a large double room with views over the front parking

Bedroom 1/Master Suite - with built in wardrobes and again views over the fields behind with access to the balcony.

There is an en-suite bathroom - fitted with; bath with shower over, wc and sink.

Family bathroom - with wc, sink and shower.

Outside; off road parking for 2 cars

Single garage with up and over door

Shared communal grassed gardens onto the fields behind.

**SORRY NO PETS OR SHARERS**

**MIN 12 MONTH LET**

**AVAILABLE July 2024**

Deposit: £1,250

Holding Deposit: £288.46





Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective tenant.

