



2 Burton Towers Park Street, Cheltenham, GL50 3NZ

£900 Per Calendar Month

**TO LET**



- AVAILABLE 1/4/26
- COUNCIL TAX BAND A
- UTILITY BILLS NOT INCLUDED
- OFF ROAD PERMIT PARKING
- CLOSE TO LOCAL SHOPS
- SEPARATE LOUNGE/ KITCHEN
- FURNISHED/ PART FURNISHED
- PRIVATE ENTRANCE
- EPC C



## Directions

## THE PROPERTY

CHOSEN ESTATE AGENTS are delighted to offer this modern FURNISHED ONE BEDROOM apartment available from beginning of February. The furniture could be removed if you would prefer.

This FIRST FLOOR Studio apartment is located on Park Street within easy reach of Waitrose and Cheltenham town centre with ample local amenities. The property offers, lounge, double bedroom separate kitchen and bathroom with bath and shower. Property also benefits from gas central heating and is double glazed throughout.

Parking is by means of on street permit parking which can be obtained separately from Cheltenham Borough Council.

Please note: appliances included except washing machine however plumbing is available for one to be put in by the occupant if required.

Sorry no pets

Holding Deposit: £196.00 based on 1 weeks' rent of asking price

Security Deposit: £980.00 based on 5 weeks' rent of asking price

Council Tax band: A Local Authority: Gloucester City Council

EPC Band: C

Electricity supply: Mains Gas Supply: Mains Water supply: Mains Sewerage: Mains

Heating: Gas central heating Mobile phone coverage: i.e EE, Vodaphone, Three, O2

If satisfactory references are not obtained or you withdraw your application any financial loss to Chosen Estate Agents or the Landlord will be deducted from your holding deposit. If you or your guarantor provides information that is inaccurate, false, incomplete, or adverse credit not being disclosed then we may retain your holding deposit and reject your application.

## SITUATION