



## Flat 5, 35 Manor Road

Aldershot, GU11 3DG

£1,250 PCM

A well-presented second-floor apartment arranged over two levels, offering two generous double bedrooms, a fitted kitchen, and a modern four-piece bathroom and separate Lounge.

The property also benefits from a versatile bonus room, ideal as a home office or additional storage space.

Further features include allocated parking for one vehicle, gas central heating and a convenient location within walking distance of Aldershot town centre and the train station.

Available mid May.

Call our office for further details!

### Viewing

Please contact our Fosters Lettings Office on 01252 344333 if you wish to arrange a viewing appointment for this property or require further information.

- Second Floor
- Two Double Bedrooms
- Bonus Room
- Gas Central Heating
- Parking Available
- Close To Train Station
- Near Town Centre
- 5 Weeks' Deposit £1442.30
- Council Tax Band B
- EPC Energy Rating Band (C) 74





## Floor Plan



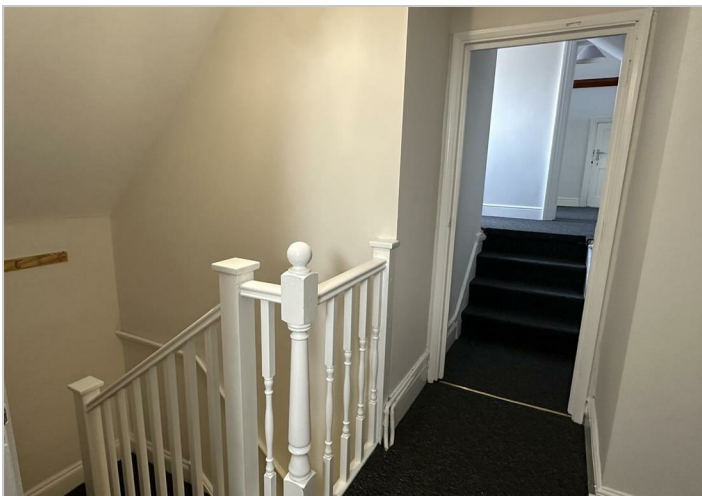
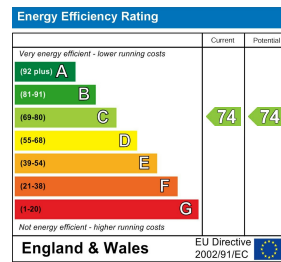
**Floor Plan**

This plan is for illustration purposes only and may not be representative of the property. Plan not to scale.

## Area Map



## Energy Efficiency Graph



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