



PUTTERILLS

est. 1992

£895 PCM

Marmet Avenue

Letchworth Garden City, SG6 4QE

PROPERTY SUMMARY

A conveniently located one-bedroom apartment offering well-presented and comfortable living throughout. The property features a modern fitted kitchen, a spacious lounge/diner, a generous double bedroom, and a contemporary bathroom suite.

The apartment will be undergoing a full refurbishment, including new carpets, fresh redecoration throughout, newly installed extractor fans, and a brand-new bathroom floor, providing a fresh and modern finish.

The accommodation comprises an entrance hall, living room, kitchen, bedroom, and bathroom. Further benefits include a secure entry system and ample parking available on a first-come, first-served basis.

Rent includes water rates. The property is offered unfurnished and is available now.

EPC Rating: D.

1



1



1







LOCAL AUTHORITY


TENURE

COUNCIL TAX BAND

A

VIEWINGS

By prior appointment only

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) 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 

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



OFFICE ADDRESS

Hill House 1 St Albans Road
Codicote
SG4 8UT

OFFICE DETAILS

01462 419333
lettings@putterills.co.uk
www.putterills.co.uk