

8 Oldfield Road, Sandbach, Cheshire, CW11 3LR

£750 PCM

- Semi-detached bungalow
- Utility Bills are not included
- Unfurnished
- Two Bedrooms
- Detached Garage
- Managed by Hammond Chartered Surveyors

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Two bedroom semi-detached bungalow with Detached Garage located in the village of Wheelock, approximately 1.2 miles from Sandbach town centre. The property is within close proximity to local amenities and public transport accessed off Crewe Road. Sandbach Railway Station is less than 2 miles away.



Council Tax Band: B



Two bedroom semi-detached bungalow located in the village of Wheelock, approximately 1.2 miles from Sandbach town centre. The property is within close proximity to local amenities and public transport accessed off Crewe Road. Sandbach Railway Station is less than 2 miles away.

Offered on an unfurnished basis, the accommodation briefly comprises hallway; lounge with carpets; kitchen having a range of wall and base units, with inset sink and drainer, freestanding gas cooker and space for washing machine, fridge and freezer; new bathroom with tiled flooring and part tiled walls having electric shower over bath, bi-fold glass shower screen, wash hand basin and WC; master bedroom and second bedroom both having carpeted floors.

The property benefits from gas central heating and double glazing throughout.

Externally there is front and rear tiered gardens with patio areas and a detached garage is accessible from Ordsall Close. On-street parking is available on Oldfield Road.

Accommodation

Entrance Hall

Lounge: 3.93m x 3.39m

Kitchen: 2.99m x 2.71m

Bathroom: 1.79m x 1.68m

Master Bedroom: 3.36m x 4.34m

Second Bedroom: 2.39m x 2.73m

Garage 2.53m max x 5.06m

Services

Gas fired central heating

Desired Occupancy:

Professional

Corporate

Couples

Family/Children

Sharers

Pet Owners: Considered

Smokers: Outside only

Tenure

Available on a new Assured Shorthold Tenancy (AST) agreement on terms to be agreed. All tenancies will be

subject to satisfactory references being obtained. An Inventory and Schedule of Condition will be incorporated into the tenancy agreement.

Style: Two Bedroom Semi Detached Bungalow

Status: To Let

Availability: 1st April 2025

Rent: £750.00 per calendar month, monthly in advance by standing order

Holding Deposit: £173.00

Deposit: £865.00 to be lodged with the Deposit Protection Service

Other Costs: The tenant will be responsible for all normal utilities charges and Council Tax charges

Furnishings: Unfurnished

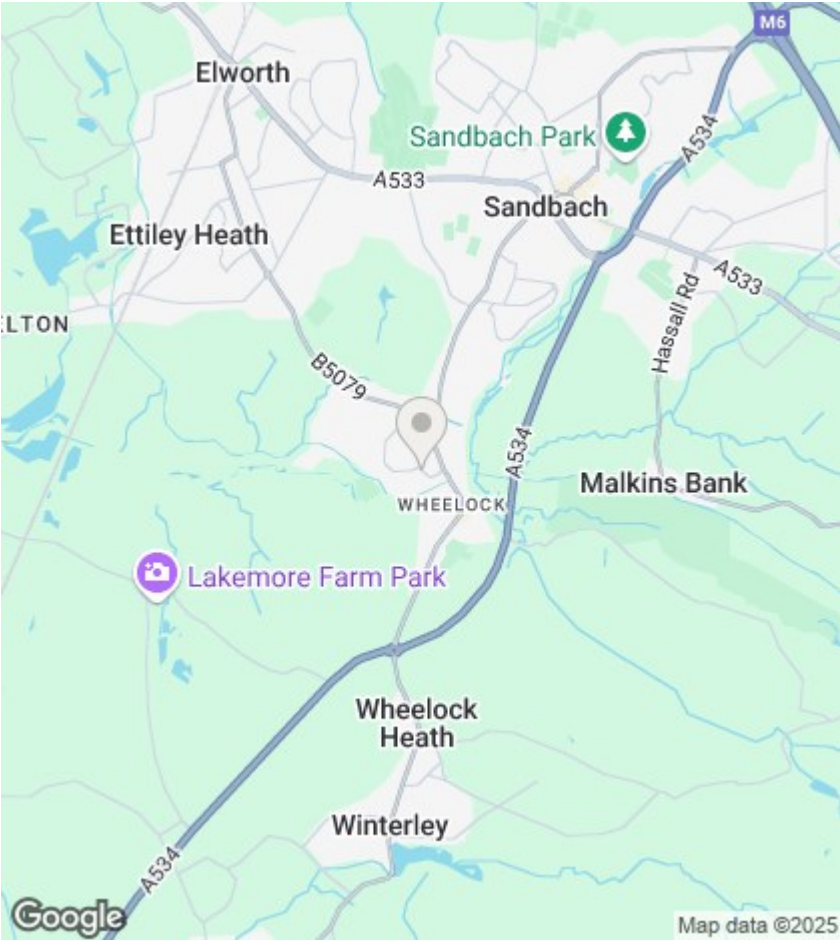
EPC Rating: C

Council Tax Band: Band B

Broadband: FTTP

Mobile Phone Signal: You are likely to have good coverage in the area with the following providers EE, Three, O2, Vodafone

Disclaimer: All room measurements have been taken internally. Unless otherwise stated the property is connected to mains sewerage, water, gas and electricity for domestic purposes. The property is of standard construction.



Directions

Viewings

Viewings by arrangement only. Call 01782 659905 to make an appointment.

EPC Rating:
C

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	71	71
(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	