





A well presented **TWO BEDROOM** first floor **GARDEN** maisonette situated within a sought after location close to excellent amenities and **WALKING DISTANCE** to the vibrant city centre and a short walk to Verulamium Park.

**£1,700 per month**

To Let Unfurnished

12 Months Tenancy

White Goods: Oven/Hob, Fridge/Freezer and Washing Machine

Council Tax: C

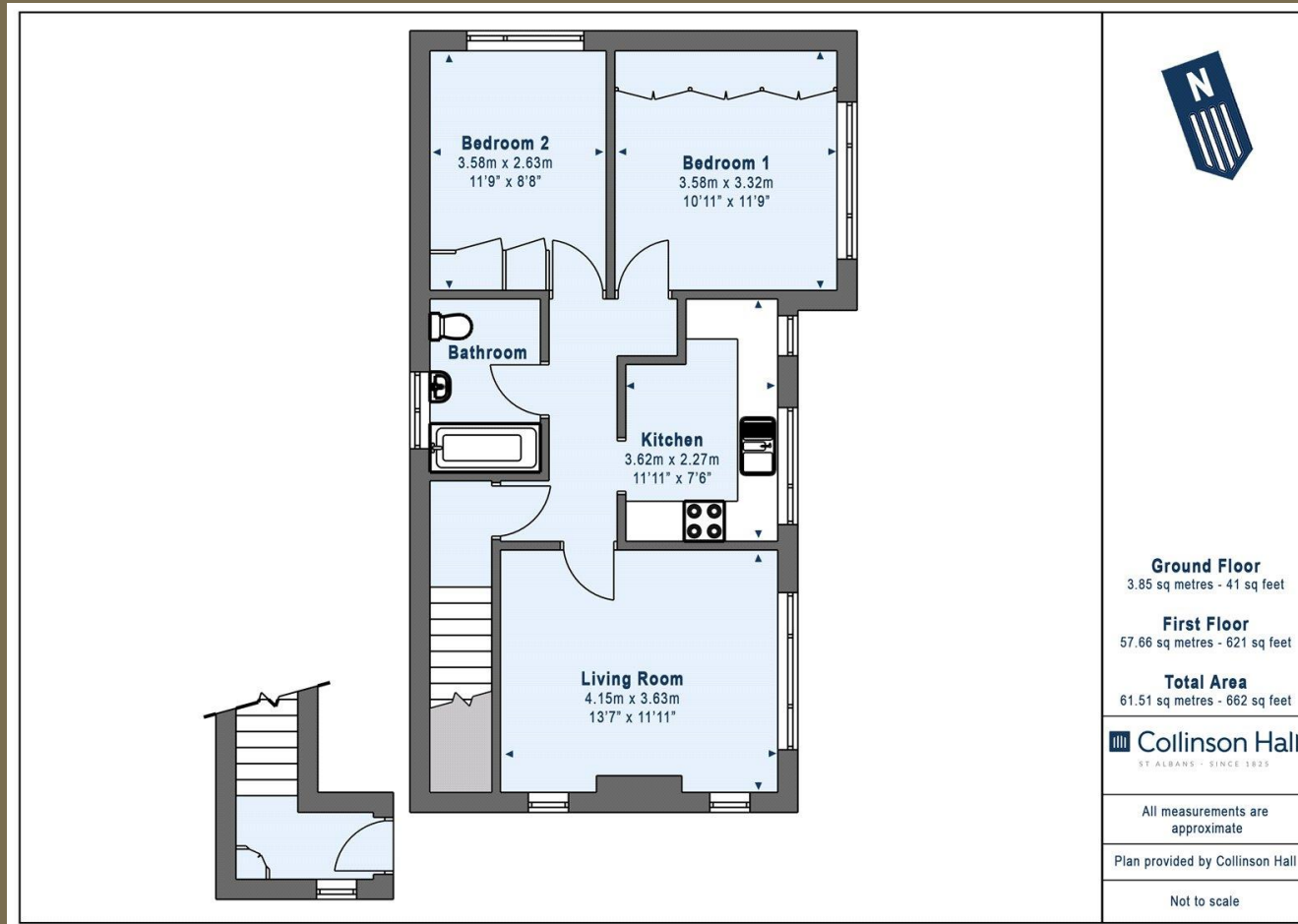
EPC Rating: E

Available: 2nd May 2024

Viewings: Saturday 30th March between 12.30-2 pm by appointment only.







**PLEASE NOTE**

These particulars do not constitute an offer or contract in whole or in part. Please note that these details have been prepared for prospective purchasers as a general guide. We have endeavoured to be accurate in their preparation, but any intending purchaser should not rely on them as statements or representations of fact. In respect of the floor plans, these are for illustrative purposes only and room sizes are approximate and rounded: they are taken between internal wall surfaces and therefore may include cupboards/shelves, etc. No responsibility is taken for any error. Accordingly they should not be relied upon for carpets and furnishings. The services, systems and appliances at the property have not been tested and no guarantee as to their operability or efficiency can be given.



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