



# BANNERMANBURKE

PROPERTIES LIMITED



**14/5 Earl Street, Hawick, TD9 9PZ**

**£450 Per Month**



- CENTRAL LOCATION CLOSE TO SHOPS AND TOWN CENTRE
- LARGE DOUBLE BEDROOM
- GOOD STORAGE
- GAS CENTRAL HEATING
- PRIVATE OUTHOUSE
- OPEN PLAN LIVING ROOM/KITCHEN
- BATHROOM WITH BATH AND SHOWER FACILITIES
- DOUBLE GLAZING
- SHARED DRYING AREA
- EPC RATING C

Available immediately, this top floor one bedroom flat offers spacious accommodation in a central position, just minutes from the town centre and all local amenities. Double glazed with gas central heating throughout, the property also benefits from good storage.

### The Property

A well presented one bedroom top floor flat comprising an entrance hallway with large storage cupboard, spacious open plan kitchen/living room with two large double glazed windows, a double bedroom with additional storage, and a bathroom with bath and electric shower. The property benefits from laminate flooring throughout, neutral décor, electric cooking facilities, gas central heating and good natural light, with pleasant views to the front.

### Room Sizes

Hallway 2.23 x 1.31

Living Room/Kitchen 4.16 x 4.17

Bathroom 3.13 x 1.25

Bedroom 4.04 x 3.46

### Rental Information

Available immediately

Council Tax Band A

EPC Rating C

Deposit equal to one months rent £450

Landlord Registration 1813176/355/08102

No smokers allowed. No pets.

The landlord would prefer tenants in full time employment, but all applications will be considered based on the information provided.

Applicants will be subject to a full credit and affordability check upon application.

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