



WOODSIDE FARM, CURRIDGE, BERKSHIRE, RG18 9EF
£2,500 per month*

Carter Jonas

CURRIDGE, BERKSHIRE, RG18 9EF

4 bedroom detached house in a semi-rural location to the North of Newbury with open views,

THE PROPERTY

Providing excellent access to the A34/M4 and Newbury. Well-presented throughout.

Entrance hall, good size living room with wood burning stove and doors to the garden, L shaped kitchen/dining/family room, fully equipped kitchen with cooker, fridge and dishwasher, utility/boot room with washing machine and dryer and cloakroom.

The first floor comprises 2 double ensuite bedrooms, family bathroom with shower, 2 further bedrooms and a second floor attic space (reached via a spiral staircase).

Oil central heating, surrounding gardens and driveway parking.

Available for an initial 12 month tenancy.

EPC Rating D. Council Tax Band E (West Berks Government website for current cost)

Mains electric and mains water, septic tank drainage, oil heating. Internet & Mobile: Further information on availability and speeds can be found on the Ofcom website.

At a rent of £2500 per calendar month: Holding deposit of 1 week's rent £576.00 Security deposit of 5 weeks rent £2884.00



ADDITIONAL INFORMATION

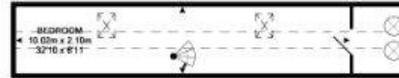
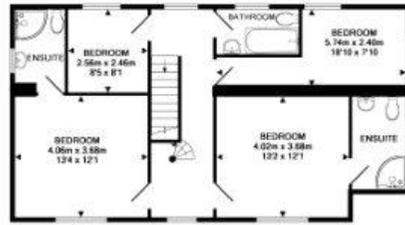
Offers Available for a minimum term of 12 months longer terms will be considered

Viewing Strictly by appointment

Local Authority - Council Tax Band E

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	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, Scotland & Wales		58	77
EU Directive 2002/91/EC			





TOTAL APPROX. FLOOR AREA 164.3 SQ.M. (1769 SQ.FT.)

While every effort has been made to ensure the accuracy of the information contained herein, measurements of areas, volumes, rooms and any other items are approximate and no responsibility is taken for any errors, omissions or inaccuracies. This plan and illustrations are for information only and should not be used as any prospective purchaser. The services, systems and appliances shown hereon are not guaranteed and no guarantee is given for their quantity or efficiency at the date of issue.



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