



**SANDWATH DRIVE, CHURCH FENTON, LS24**  
£1,300 per month\*

**Carter Jonas**

# SANDWATH DRIVE, CHURCH FENTON, LS24

A modern four bedroom detached house with garden and driveway parking.

Comprising: Entrance hall, Study, Dining Room, Sitting Room, Kitchen, Utility Room, Cloakroom WC. First Floor: Master Bedroom with en suite, 3 further Bedrooms. Family Bathroom. Garden, Garage and Driveway. Available January 2023. Unfurnished.

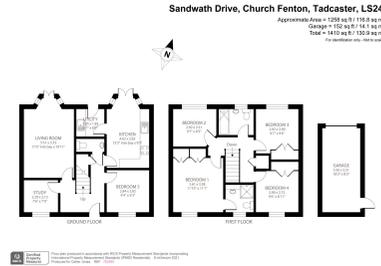
Council Tax Band E

Holding deposit = 1 weeks rent of £300

Deposit is 5 weeks rent (£1,300 pcm = £1,500 deposit)

- Council Tax Band = E
- Deposit Required = £1,500.00
- 4 Bedrooms
- Two Bathrooms
- Garden
- Driveway Parking
- Garage
- Unfurnished
- EPC = C

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100) A			
(81-91) B			87
(69-80) C		73	
(55-68) D			
(39-54) E			
(21-58) F			
(1-20) G			
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	



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L2 - Business



## IMPORTANT INFORMATION

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