

To Let: £300 Monthly

58 Friar Gate, , Derby, DE1 1HF

- Furnished
- Available July 2024
- Campuses close by
- Close to town
- House Share
- Four double bedrooms

About The Property

Four bed furnished house share, available from 15th July 2024 Close to the city centre, several University campus's and both the Royal Derby and London Road Community Hospital £300 PCM £300 Deposit

Room Details

Downstairs Shower room

Shower room with shower cubicle and sink

Downstairs WC

WC and pedestal sink

First floor bathroom

Large first floor bathroom with shower over the bath, toilet and pedestal sink

First floor bedroom 1

Large first floor bedroom, furnished with bed, wardrobe, chest of draws and bedside table

First floor bedroom 2

Large first floor bedroom, furnished with bed, wardrobe, chest of draws and bedside table

First floor bedroom 3

Medium size first floor bedroom, furnished with bed, wardrobe, chest of draws and bedside table

Garden

Rear Enclosed garden

Ground floor bedroom

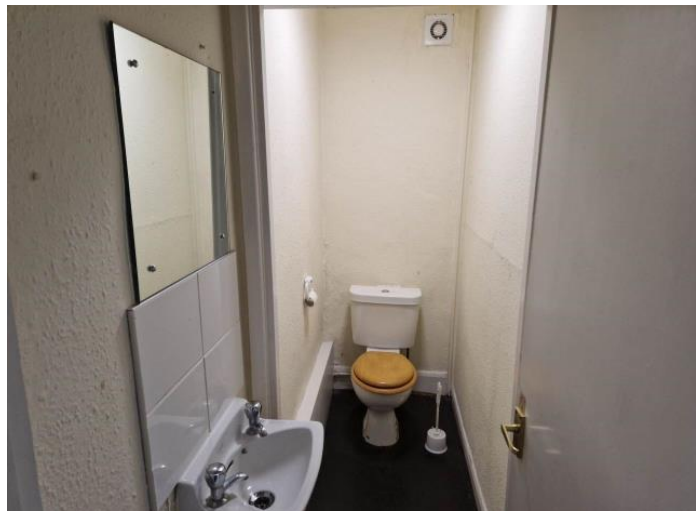
Large ground floor bedroom, furnished with bed, wardrobe, chest of draws and bedside table

Kitchen

Fitted kitchen with double oven, hob, and washing machine washing machine

Living Room

Living room space with 2 sofa, and coffee table





Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92-)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>			
(92-)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
<i>Not environmentally friendly - higher CO₂ emissions</i>			
England & Wales		EU Directive 2002/91/EC	

FEE'S:-

Student, Professional & Families

- No administration fee's
- No setup fee's
- No referencing fee's
- No guarantor fee's
- One months rent as a deposit for students
- 5 weeks rent as a deposit for professionals & families
- One months rent in advance

Please note we can not guarantee the complete accuracy of all the information in our marketing material. There may be some errors, so please

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