



**HIGH STREET, MARLBOROUGH, SN8**

£675 per month\*

**Carter Jonas**

# HIGH STREET, MARLBOROUGH, WILTSHIRE, SN8

- One Bedroom
- Open Plan
- High Street Location
- Shared Patio

## LOCATION

The flat is situated in a convenient location just off Marlborough High Street. Marlborough is a thriving and expanding market town with excellent local shopping including some of the major retailers. Although self-sufficient, the town is well placed for other centres including Swindon, Bath, Hungerford and Newbury and is surrounded by the most attractive countryside of the Marlborough Downs, Pewsey Vale and Kennet Valley. Rail lines to London and M4 connections are at both Swindon and Hungerford.

## THE PROPERTY

This UNFURNISHED accommodation comprises entrance lobby, open plan reception room/kitchen with fitted washer/dryer, fridge and electric oven and hob, double bedroom and shower room. Shared patio area. Gas central heating. No pets/smokers. Council Tax Band B.

Tenancy Deposit = 5 weeks rent £778  
Holding Deposit = 1 weeks rent £155

A converted one-bedroom character first floor apartment, situated just off Marlborough High Street within walking distance of all local amenities, with the benefit of a shared patio garden with one other apartment. Council Tax Band: B



## ADDITIONAL INFORMATION

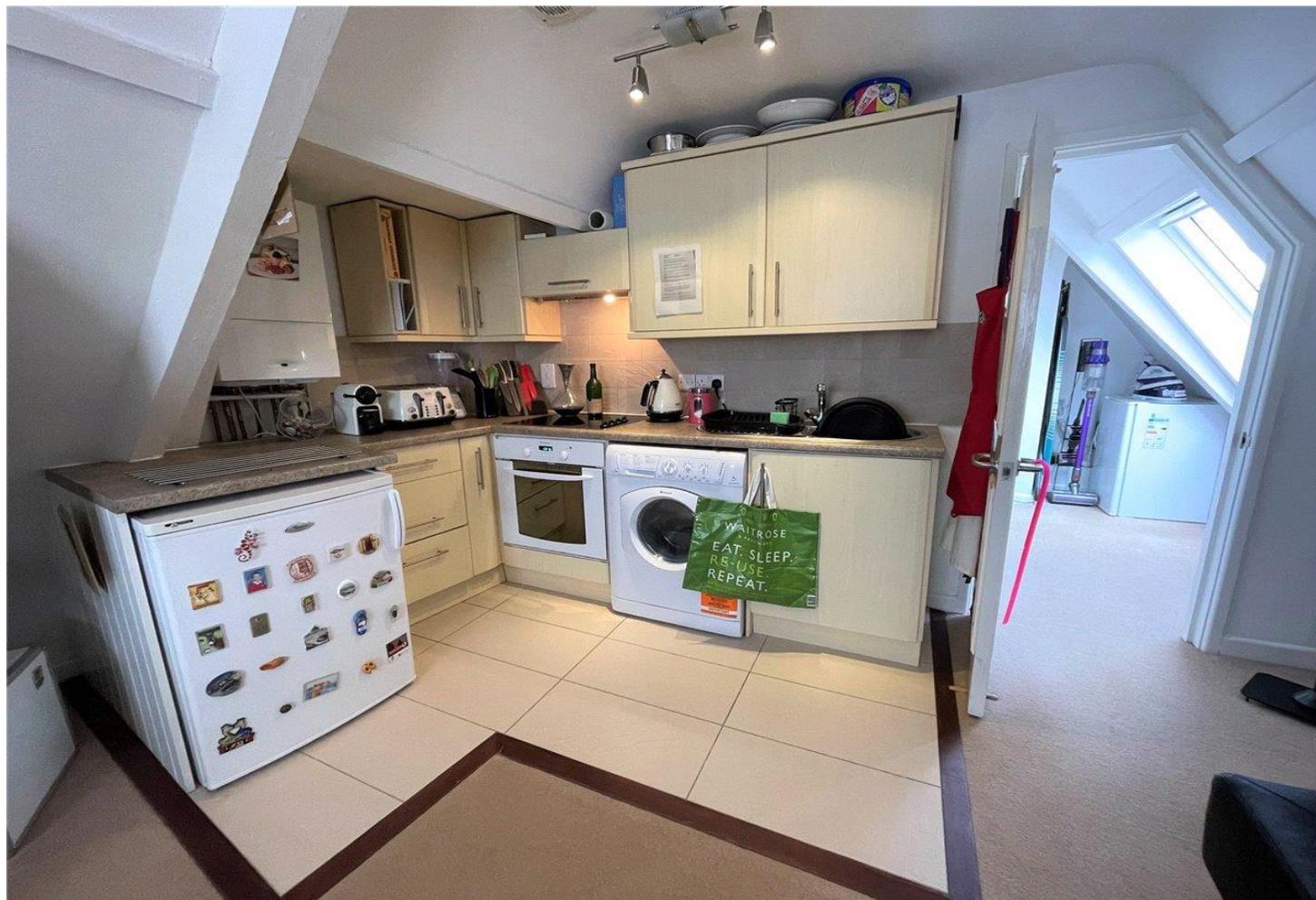
Offers Available for a minimum term of 12 months longer terms will be considered

Viewing Strictly by appointment

Local Authority Council Tax Band B

### Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>	67	69
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England, Scotland &amp; Wales</b>	EU Directive 2002/91/EC	





---

**T: 01672 519700**

93-94 High Street, Marlborough, Wiltshire, SN8 1HD

E: [marlborough@carterjonas.co.uk](mailto:marlborough@carterjonas.co.uk)

---

**carterjonas.co.uk**

Offices throughout the UK

A member of



#### **IMPORTANT INFORMATION**

Our property particulars do not represent an offer or contract, or part of one. The information given is without responsibility on the part of the agents, seller(s) or lessor(s) and you should not rely on the information as being factually accurate about the property, its condition or its value. Neither Carter Jonas LLP nor anyone in its employment or acting on its behalf has authority to make any representation or warranty in relation to this property. We have not carried out a detailed survey, nor tested the services, appliances or fittings at the property. The images shown may only represent part of the property and are as they appeared at the time of being photographed. The areas, measurements and distances are approximate only. Any reference to alterations or use does not mean that any necessary planning permission, building regulation or other consent has been obtained. The VAT position relating to the property may change without notice. Administration fees may apply depending on tenancy type. Please contact your local branch for this information.