



Bird Farm, Back Lane, Worthen, Shrewsbury, SY5 9HN

A mature detached double fronted three bedroom family home with a large garden situated in a village location. Benefiting from Oil Central Heating, Clearview Log burner and parking.

No Smokers, No DSS, Pets Considered, EPC Rating TBC. Long term tenants only.

£775 PCM

£1,000 Tenancy Deposit

Available April 2018.

£775 PCM

To view this property call **01743 343 343**

Welsh Bridge, Frankwell, Shrewsbury SY3 8LG

Phone 01743 343343

Associated Offices at

Roger Parry
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ACCOMMODATION COMPRISING: (All measurements are approximate)

Entrance Hall

Sitting Room

Kitchen/Dining Room

Cloakroom

Cellar

Rear Porch

Lean to/Utility

Bedroom 1

Bedroom 2

Bedroom 3

Family Bathroom

Large Gardens

Referencing & Tenancy Fee's

Stage 1: The application form can be completed online or by hand and a fee of £30.00 per applicant including VAT must be paid at this time which will cover a full reference. No refunds will be given.

If a Guarantor is required, they must also pay £30.00 for a full reference.

Stage 2: Providing the referencing process is successful and the applicant/ applicants are approved, a payment of £200.00 inclusive of VAT must then be paid for the Tenancy Agreement fee and other associated paperwork.

No refund will be given if the applicant withdraws prior to the start of the tenancy.

Directions

From Shrewsbury proceed on the B4386 Copthorne Road. Cross the A5 and continue on this road through Yockleton and Westbury. At Worthen, turn right into Back Lane where the property will be found on the left and side a short distance along.



Thinking of selling or letting your property? Contact us now to arrange your free, no obligation market valuation.

01743 343343 • 01743 791336 • 01938 554499 • 01691 655334

VIEWING: Strictly by appointment with the Agents.
Visit our website www.rogerparry.net or email us on shrewsbury@rogerparry.net

Important notice to all prospective purchasers - Property Misrepresentations Act 1991
Any central heating, electrical, plumbing installation or other appliances mentioned in these details have not been tested. Pre-contract surveys are advised prior to exchange of contracts. All measurements are approximate.

Whilst Roger Parry & Partners endeavour to provide prospective clients with accurate yet informative sales particulars, descriptions of many features of any given property are of a subjective and personal nature. We advise prospective purchasers to contact us to discuss the property's suitability prior to viewing, particularly if travelling a distance to view.

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