

3 Bed Semi-Detached In Bluebell Close , Pontefract, WF8 2SW

£900 Monthly



SHORT DESCRIPTION

Property Ref: 15285 3 Bed Semi house available now for rent, 200 meters from Hospital • 3 Bed Semi house, situated very close to Pontefract hospital. • £900 PCM, one month deposit required. No other fees at all. • Brand New flooring throughout and other

minor works. • Special deal for Hospital Employees Presenting a charming semi-detached property for long term rental which is very close to Pontefract Hospital. The property is composed of three spacious double bedrooms, a single reception room, and a downstairs cloakroom. The exterior of the property hosts a variety of unique features including a private garage and a parking area, providing off-street parking. In addition, there is a large low maintenance garden. Property Type: Semi-detached Full Renting price: £900.00 Pricing Options: Fixed Price Tenure: 6 month Council tax band: A EPC rating: D Measurement:1140.97 sq.ft. Outside Space: Rear Garden Parking: Driveway Heating Type: Gas Central Heating -----

3

Bed Room(s)

2

Bath Room(s)

1

Living Room(s)

FLOOR PLAN

Illustrations are for identification purposes only and are not to scale.
All measurements are a maximum and include wardrobes and bay windows where applicable.



EPC GRAPH

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All measurements are a maximum and include wardrobes and bay windows where applicable.

Property type	Semi-detached house
Total floor area	87 square metres

Rules on letting this property

Properties can be let if they have an energy rating from A to E.

You can read [guidance for landlords on the regulations and exemptions](https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-ventilation-standards) <https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-ventilation-standards>

Energy rating and score

This property's energy rating is C. It has the potential to be B.

[See how to improve this property's energy efficiency.](#)

Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C	72 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

The graph shows this property's current and potential energy rating.

Properties get a rating from A (best) to G (worst) and a score. The better the rating and score, the lower your energy bills are likely to be.

For properties in England and Wales:

- the average energy rating is D
- the average energy score is 60

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