



## FAULKNER STREET, HOOLE, CHESTER

£1,350 PCM

- AVAILABLE IMMEDIATELY
- UNFURNISHED
- SPACIOUS 3-BEDROOM TERRACED HOME
- SUPERB LOCATION
- VERY WELL-PRESENTED THROUGHOUT
- ORIGINAL FEATURES THROUGHOUT





# FAULKNER STREET, HOOLE, CHESTER

3  
BED

1  
BATH

1  
RECEPTION

**GENERAL DESCRIPTION** Very well-presented, spacious mid-terraced home located in the heart of the extremely popular suburb of Hoole.

Unfurnished. Available for immediate occupation. The property comprises a spacious through lounge/dining room, (with wooden flooring and original feature fireplace), modern fitted kitchen with integrated oven and hob. To the first floor there are three bedrooms and bathroom with bath and shower facilities. The loft area, accessed via pull-down ladder, is boarded and insulated and provides a useful storage space. Gas central heating and double glazing.

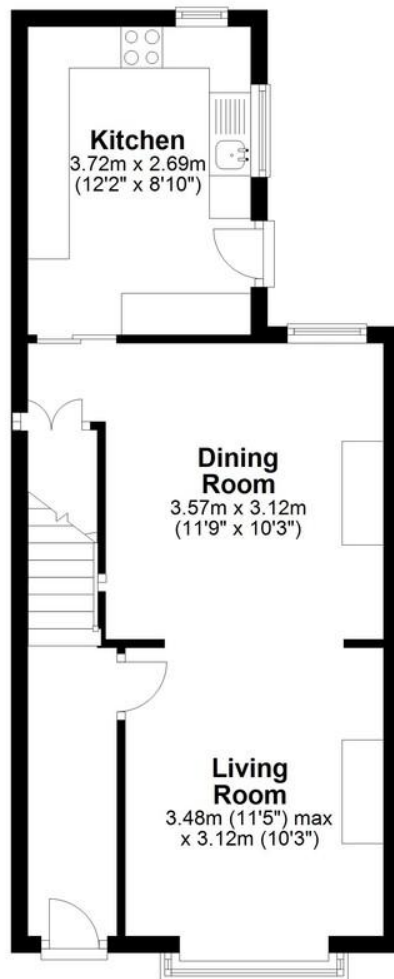
To the rear of the property there is a privately enclosed, low-maintenance courtyard garden. Unrestricted on-street parking is available locally.

Minimum 12-month tenancy preferred. No smokers, no pets. EPC rating D.





### Ground Floor



### First Floor



**TOTAL FLOOR AREA**

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Every effort has been made to ensure the accuracy of these details; however, they are provided for guidance only. All measurements are approximate and should not be relied upon.

Prospective buyers are encouraged to verify the measurements independently.

**COUNCIL TAX**  
Band B

**AVAILABLE FROM**  
Available Now

**DEPOSIT**  
£1,586.53

**FURNISH**  
Unfurnished

**EPC**

Score	Energy rating	Current	Potential
92+	A		
81-91	B		88 B
69-80	C	70 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

### OFFICE CONTACT INFO

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