



Duckpool road , Newport, NP19 8FL
£540 pcm | Available Now | 1 bedroom



- Furnished
- House share
- Double Bedroom
- Bills Included
- Communal Gardens
- Modern Throughout
- EPC Rating
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****AVAILABLE NOW**SINGLE ROOM IN A PROFFESIONAL HOUSE SHARE**FURNISHED**BILLS INCLUDED****

James Douglas are delighted to offer this fantastic double room to rent in a six bedroom proffessionally shared house. The property is situation close to many local ammenities and just a short walking distance to Chepstow road. There is also able transport links surrounding the area. The property itself consists of a communal lounge, kitchen and shared bathroom and 5 other double bedrooms. The house also benefits from a communal garden finished to a spectacular standard. Bills are also included in the rent (water, gas, electricity, council tax, wifi).

Monthly Rent: £540.00

Deposit £640.00

Holding deposit: £124.00

EPC Rating: F

Council Tax Band: Included in the rent

Building Materials: Brick

Sewerage Supply: Mains

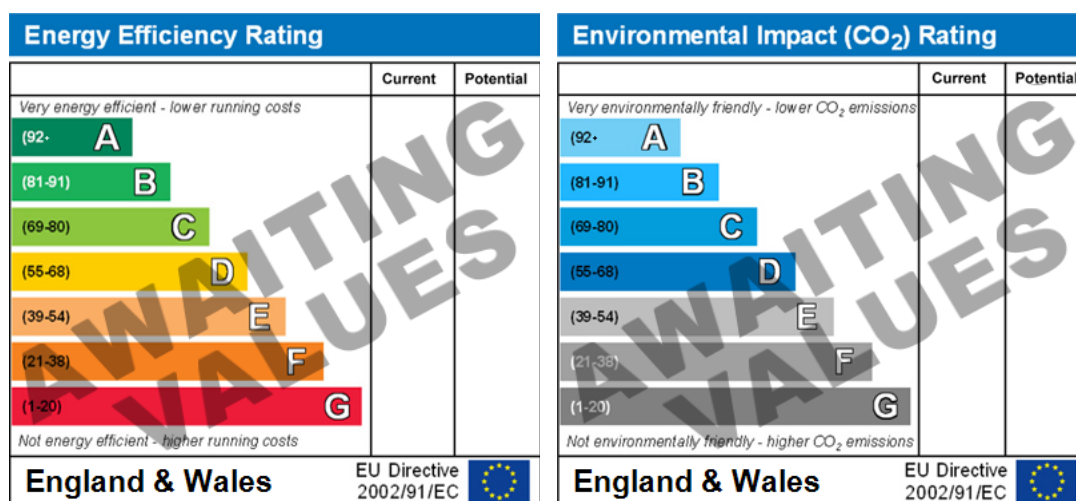
Broadband Coverage: WI-FI is included in the rent

Mobile Coverage: 5G is predicted to be available in the area with all major providers

Utility Supplies: Electrical supply & gas central heating

Water Supply: Included in the rent

Parking Status: On street no permit



Relevant letting fees and tenant protection information

As well as paying the rent, you may also be required to make the following permitted payments.

Before the tenancy starts (payable to James Douglas)

- Holding Deposit: One week's rent
- Security Deposit: Usually a deposit equivalent to 5 weeks rent will be charged, except where the annual rent exceeds £50,000 (deposit equivalent to 6 weeks rent) or a pet is agreed at the property (additional deposit of £100 per pet)
- Rent Arrears. Chargeable from 7 days arrears, calculated on the interest at 3% above Bank of England base rate
- Payment for a breach of the tenancy agreement up to the prescribed limit

During the tenancy (payable to the landlord/managing agent if permitted and applicable)

- Utilities: gas, electricity, water
- Communications: telephone and broadband
- Installation of cable/satellite
- Subscription to cable/satellite supplier
- Television licence
- Council Tax

Other permitted payments

- Any other permitted payments, not included above, under the relevant legislation including contractual damages and for the loss of a key or other security device

Tenant protection: James Douglas Sales & Lettings and Student Living by James Douglas are members of Propertymark and Lonsdale Insurance Brokers Ltd (client money protection schemes), and members of The Property Ombudsman redress scheme. You can find more details on our website.

If you wish to rent a property as a company tenant, there is a £300 application fee.