



50 Orchard Road  
50 Orchard Road, Marlborough, SN8 4AU

**STRAKERS**



50 Orchard Road, 50 Orchard Road,  
Marlborough, SN8 4AU

A Spacious 4 bedroom town house within walking distance of St. Johns School and the town centre.  
£1250

- 4 Bedroom Town House
- Close to Amenities
- Kitchen Diner
- Rear Garden
- Dressing Room
- Four Bedrooms
- Close To Town Centre
- South Facing Garden
- Two En Suite's
- £1250pcm

£1,295 PCM



### Description

A spacious 4 bedroom town house within walking distance to town centre, comprising two sitting rooms, kitchen diner with integrated fridge freezer, dishwasher and oven, master double bedroom with dressing room and en suite, two double bedrooms and one single bedroom, two en suite shower rooms and bathroom fitted with shower over bath, Garden with decking, garage with a parking space, unfurnished, £1250pcm

### FEES & PROCEDURES

The Lease will be for a minimum period of 6 months under an Assured Shorthold Tenancy

A non refundable holding deposit of £150.00 is payable with your Application

Rent is paid per calendar month in advance

A Deposit of 1.5 months rent will be held during the Tenancy

Tenancy Agreement Fee £96.00

Inventory Fee £96.00

Referencing Fee £85.00 per person to include Right to Rent check

### Situation

Marlborough is a historic market town situated in the heart of Wiltshire. The wide and picturesque High Street holds a twice weekly market and has an excellent range of shops and boutiques. The town has a variety of schools and leisure facilities as well as offering a variety of restaurants and public houses. There is easy access to junction 15 of the M4 motorway approximately 7 miles to the north and the larger centre of Swindon lies just beyond. There are regular main line rail services to London Paddington from Pewsey or Swindon.

### Property Information



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■ Malmesbury

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**www.strakers.co.uk**

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