



192 High Street, Honiton, Devon EX14 1LA

A well presented and newly redecorated ground floor flat with parking close to the town centre.

Exeter 20 miles Cullompton 11 miles

• Kitchen/Dining Room • Sitting Room • Bathroom • Parking • Long let • Council tax band A • Not suitable for pets • Deposit £801 • Available immediately • Tenant fees apply

£695 Per Calendar Month

01404 42553 | rentals.honiton@stags.co.uk

ACCOMMODATION TO INCLUDE

Double glazed door to:

KITCHEN/DINING ROOM

KITCHEN AREA: Comprising fitted beech fronted wall, base and drawer units, work surface with inset stainless steel sink unit, built in electric cooker and hob with extractor, space with plumbing for washing machine and laminate flooring throughout.

DINING AREA: With radiator and built-in cupboard

INNER HALLWAY/LOBBY

With space for desk and coat hooks.

SITTING ROOM

With feature open fireplace with brick surround and inset electric effect woodburner, television and telephone points and laminated floor.

BEDROOM

Double with radiator and laminate floor.

FURTHER INNER LOBBY AREA

Containing combi gas boiler running domestic hot water for central heating, airing cupboard with shelving and fitted carpet.

BATHROOM

White suite comprising bath with shower, shower screen, low level wc, pedestal wash hand basin, mirror, radiator, extractor fan and fitted carpet.

OUTSIDE

Adjacent to the property is a parking space for one vehicle. There is no allocated garden.

SERVICES

Mains electric, gas, water, drainage. Council Tax Band; A
Good outdoor and in-home mobile coverage with EE, O2, Three and Vodafone. (Ofcom).

This property has the benefit from Ultrafast broadband 10000 Mbps upload and download speed (Ofcom.)

SITUATION

The property is situated adjacent to the High Street and within easy walking distance of all main shops and services, railway station. A30/A303 with the cathedral city of Exeter approximately 20 minutes drive to the west with M5 junction.

LETTING

The property is available to let on an assured periodic tenancy, unfurnished and is available immediately RENT: £695pcm exclusive of all charges. DEPOSIT: £801 returnable at end of tenancy subject to any

deductions (all deposits for a property let through Stags are held on their Client Account and administered in accordance with the Tenancy Deposit Scheme and Dispute Service). References required, viewings strictly through the agents.

DIRECTIONS

From Stags High Street Offices, proceed down through the High Street, through the traffic lights, past The Holt and over the bridge and at the bottom of the dip the entrance to 192 High Street will be seen on the left hand side, just before Mill Street. Turn into the entrance and the property is immediately adjacent to the right of the entrance.

HOLDING DEPOSIT AND TENANT FEES (Honiton)

This is to reserve a property and set off against the first month's rent and deposit.

The Holding Deposit (equivalent of one weeks rent) will be withheld if any relevant person (including any guarantor(s)) withdraw from the tenancy, fail a Right-to Rent check, provide materially significant false information, or fail to sign their tenancy agreement (and / or Deed of Guarantee) within 15 calendar days (or other Deadline for Agreement as mutually agreed in writing). For full details of all permitted Tenant Fees payable when renting a property through Stags please refer to the Scale of Tenant Fees available on Stags website, office or on request.

TENANT PROTECTION

Stags is a member of the RICS Client Money Protection Scheme and also a member of The Property Redress Scheme. In addition, Stags is a member of ARLA Propertymark, RICS and Tenancy Deposit Scheme.

RENTERS' RIGHTS ACT

The first phase of the Renters Rights Act was implemented on the 1st May 2026.

The legislation introduced many reforms affecting how tenancies are conducted.

This includes the introduction of the month to month Assured Periodic Tenancy ending the fixed term agreement and the abolition of section 21 notices now utilising the amended Section 8 notice provisions plus other reforms.

For further information and guidance please contact our offices or visit our Renters Rights Hub at [Stags.co.uk](https://stags.co.uk).



IMPORTANT: Stags gives notice that: 1. These particulars are a general guide to the description of the property and are not to be relied upon for any purpose. 2. These particulars do not constitute part of an offer or contract. 3. We have not carried out a structural survey and the services, appliances and fittings have not been tested or assessed. Tenants must satisfy themselves. 4. All photographs, measurements, floorplans and distances referred to are given as a guide only. 5. It should not be assumed that the property has all necessary planning, building regulation or other consents. 6. Whilst we have tried to describe the property as accurately as possible, if there is anything you have particular concerns over or sensitivities to, or would like further information about, please ask prior to arranging a viewing.



Bank House, 66 High Street, Honiton, Devon, EX14 1PS
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rentals.honiton@stags.co.uk



@StagsProperty



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	69	78
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC