

# GB Property Management and Lettings



REF 2548

**£850.00pcm**

Part furnished 3 bedroomed character cottage in central village location and within a short distance to local amenities including the railway station at nearby Gunnislake.

**1A The Cobblers,  
Albaston, Gunnislake  
Cornwall, PL18 9AJ**

- Close to Railway station
- Situated within the Tamar Valley
- woodburner
- Gas central heating

# Property Description



- Kitchen/breakfast room with plumbing for washing and electric cooker point
- Dining room with woodburner and table.
- Lounge with woodburner and dresser
- 1st Double bedrooms with standing wardrobe and chest of drawers
- 2nd double bedroom dressing table and built-in wardrobe
- Single bedroom
- Bathroom with electric shower over bath
- Gas central heating
- Double glazing



Available now for 6 months ongoing at £850.00pcm + £980.00 Damage Deposit

Sub Metered water payable to Landlord & Council Tax band 'A' £1,450.42

Landlords Restrictions- No Smokers or Pets

The Energy Performance of this property is Rated D, Rating 68

To secure this property 1 weeks Holding Deposit of £195.00 will be required

INFORMATION IS PROVIDED AS A GUIDE ONLY AND SHOULD NOT BE CONSIDERED AS A STATEMENT OF FACT, REPRESENTATION OR WARRANTY

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