

## Langley

**£1,500 pcm**

### Delightful Home

This well presented three bedroom family house can be found in a quiet corner of Langley. Located within walking distance of Langley Grammar School, Langley main line train station and local shops, it is sure to be ideal for most. Offering to the ground floor, a well presented reception room along with a perfectly fitted kitchen/diner. The first floor benefits from three bedrooms and family bathroom, all well maintained and modern. This house further presents private gardens and on street parking, so if it sounds like your cup of tea, call Karwood to book a guided tour.

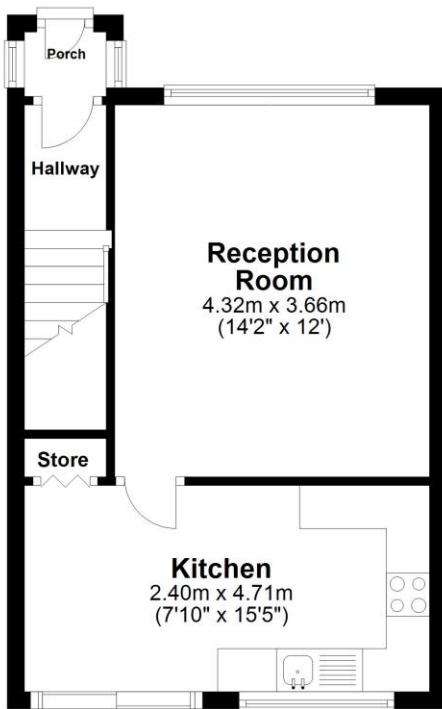
Ref: KPL1000539

### Features

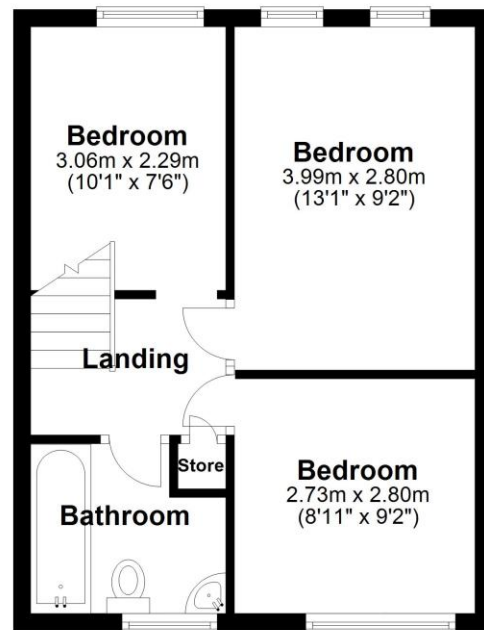
- House
- Three Bedrooms
- Reception Room
- Fitted kitchen
- Private Gardens
- Great Condition
- Langley Grammar
- Langley Train Station



## Ground Floor



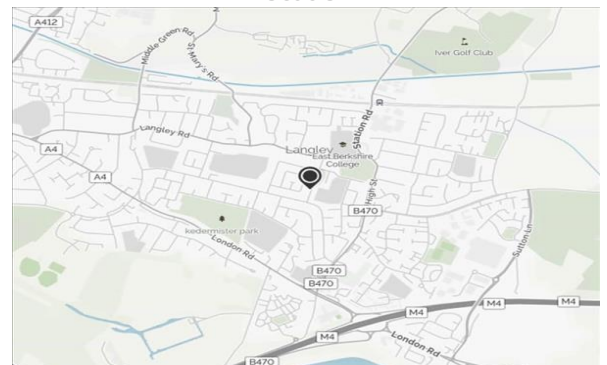
## First Floor



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Plan produced using PlanUp.

## Location



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
		<b>64</b>	<b>90</b>
<b>England &amp; Wales</b>	EU Directive 2002/91/EC		

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92-100) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
		<b>47</b>	<b>74</b>
<b>England &amp; Wales</b>	EU Directive 2002/91/EC		