



the
ACCOMMODATION
BUREAU

£1,050 Per Month

Rossett Gardens, Bodmin, PL31





Property Description

A 3 bedroom semi-detached house in a popular area.

Located on a quiet development, this well maintained property comprises an entrance hall which leads through to the lounge which has a bay window. The modern kitchen/diner comes with a double oven gas cooker and there is plumbing for a washing machine & dishwasher.

Upstairs are two double bedrooms with built-in wardrobes. There is one single bedroom with a built-in cupboard. The bathroom has a shower over the bath. Gas central heating & double glazing.

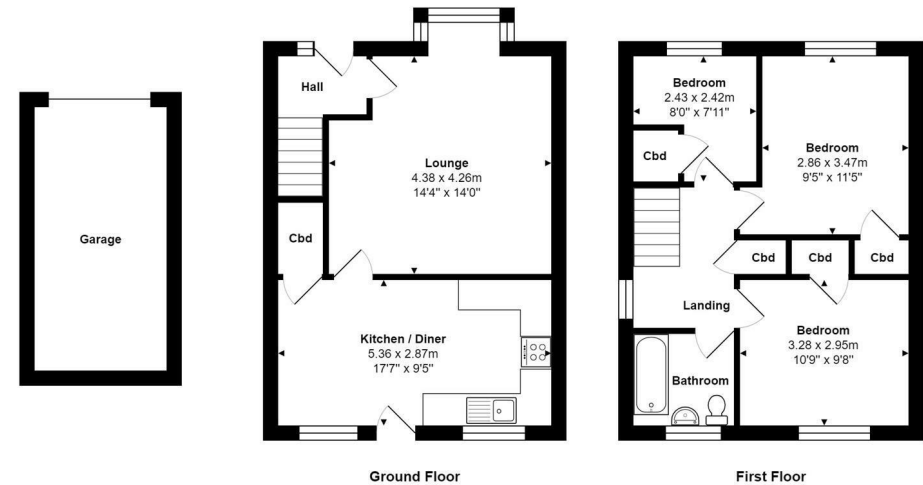
There is a garage (with electric door) & driveway parking. The front garden is laid to lawn and the enclosed rear garden has a patio and lawn.

Energy Rating C (73). Council Tax Band C. Holding deposit £242. Deposit £1211.

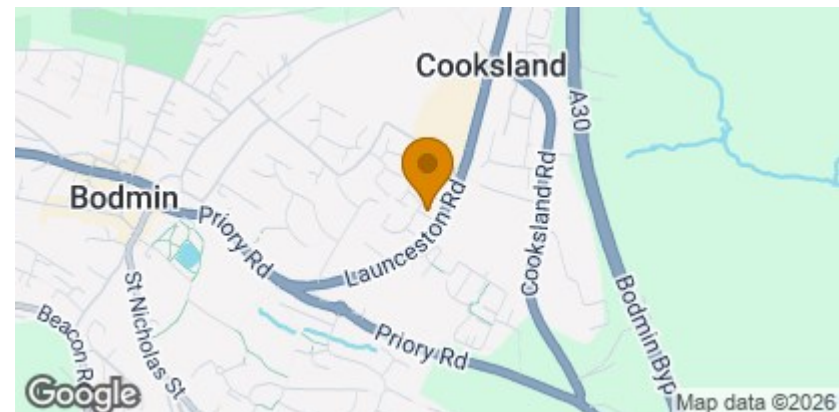
Affordability guide: Based on a monthly rent of £1,050, you will need a combined household gross income of £31,500 per annum (£2,625 per month) to pass our referencing checks. If a guarantor is required, they will need a gross income of £37,800 per annum.

These figures are based on standard criteria set by our referencing provider and apply equally regardless of income source. Please contact us if you require any clarification.

Floorplan



Location



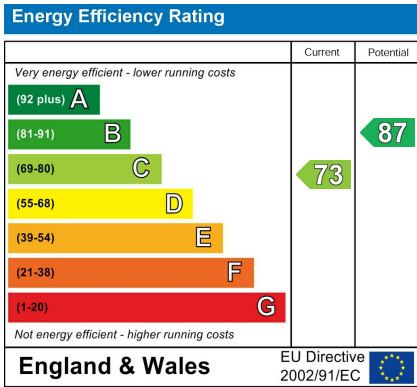
Features

- 3 Bedroom House
- Gas Central Heating
- Energy Rating C
- Garage & Driveway
- Popular Area
- Bathroom With Shower

Letting Information

- Rent: £1,050 Per Month
- Holding Deposit: 1 weeks' rent
- Total Deposit Required: £1,211
- Local Authority: Cornwall Council
- Council Tax Band: C
- Furnishing: Unfurnished
- Available From: 13th July 2026

Energy Efficiency Rating



For further information, please call The Accommodation Bureau on 01208 78480.
7 Turf Street, Bodmin, PL31 2DJ. bodmin@theaccommodationbureau.com.

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