



**Rother Crescent**  
**Gossops Green, West Sussex RH11 8DA**

**£875 PCM**

\* A well presented two double bedroom ground floor maisonette \* Fully enclosed private rear garden with storage shed \* Gas heating to radiators \* Double glazing throughout \* Redecorated & new flooring \* Within a short walk of local amenities \* UNFURNISHED \* Available from mid August \*

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### Tenant Information

Holding Deposit £300.00 –refunded on move-in

Security Deposit- equivalent to one and a half months rent

Tenant fees:

Astons administration and check-in £149 plus vat total £178.80

Tenancy agreement 50% share =£90.00 plus vat total £108.00

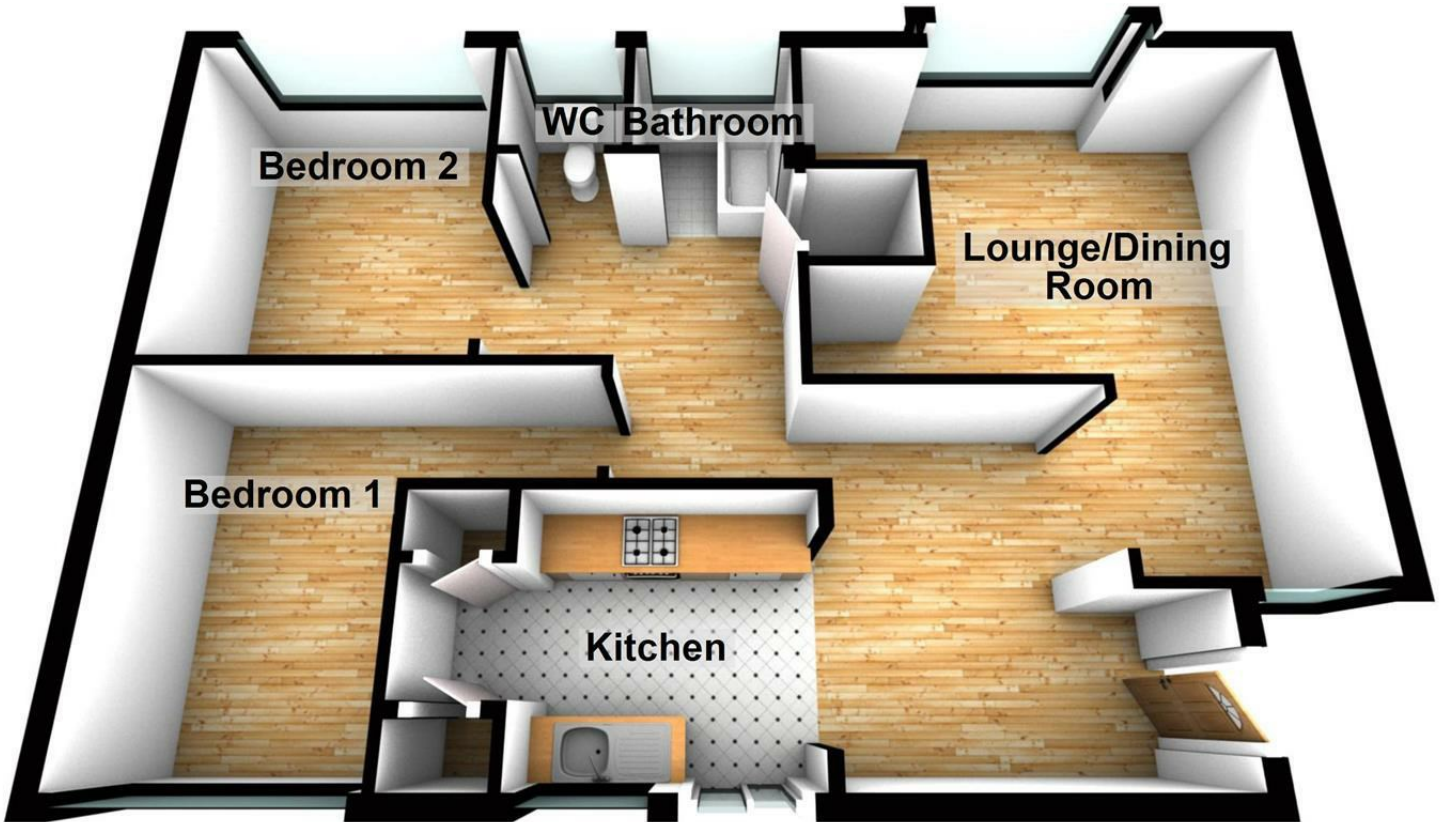
Referencing £89 plus vat =£106.80 per person over the age of 18

At renewal of tenancy £80.00 plus vat total £96.00





## Ground Floor



Floor Shapes and Sizes are not exact and merely an indication of layout  
Plan produced using PlanUp.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <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>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 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
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<b>England &amp; Wales</b>		EU Directive 2002/91/EC	