



5 Bartows Mews Bartows Causeway, Tiverton, Devon
EX16 6RN

A well presented two bedroom property located in
a convenient position.

Town 0.5 miles - M5 J27/Tiverton Parkway 7 miles - Exeter 15 miles

• Within A Stones Throw Of People's Park • Short Walk From Town Centre • One
Allocated Parking Space • Available End of August • Unfurnished • Pets
Considered • Deposit: £1,038.00 • Council Tax Band C • Tenant Fees Apply

£900 Per Calendar Month

01884 232872 | rentals.tiverton@stags.co.uk

ACCOMMODATION;

To include:

ENTRANCE HALLWAY

Wood effect laminate flooring, radiator, understairs cupboard.

LOUNGE

15'1" x 14'7"

With fitted carpet, radiator, window and sliding door onto rear enclosed garden.

KITCHEN

7'4" x 6'10"

With tile effect vinyl flooring, window to the front, space for fridge freezer and washing machine, electric oven and gas hob, built-in microwave.

BEDROOM ONE

13'7" x 8'2"

Double, with fitted carpet, window to rear, radiator, built-in wardrobe.

BEDROOM TWO

9'3" x 6'6"

Single, with fitted carpet, window to rear, radiator.

BATHROOM

With tile effect vinyl flooring, bath with shower over, wash hand basin, WC, window, radiator.

OUTSIDE

To the rear is an enclosed courtyard garden laid to paving slabs and gravel.

Allocated parking space for one car.

SERVICES

Electric: Mains

Water: Mains

Gas: Mains

Heating: Gas Fired Central Heating

Ofcom Predicted Broadband Speeds: Download: Mbps - Upload: Mbps

Ofcom Predicted Mobile Data: EE, O2, Three and Vodafone

Council Tax: Band C (Mid Devon District Council)

SITUATION

The property is situated in a convenient location within walking distance of the town centre with local facilities including schools, leisure centre, shops and services. The nearby North Devon Link road gives easy access to the M5, Taunton, the Cathedral City of Exeter and Tiverton Parkway station with mainline railway links.

DIRECTIONS

From Stags Tiverton office proceed to the end of Bampton Street and turn left and then immediately right continuing on Bampton Street, turn left

just before the road turns into Park Street and then right onto Bartows Causeway; Bartows Mews will be found at the end of the road, on the right hand side.

LETTING

The property is available to let on an assured periodic tenancy, unfurnished and is available end of August. RENT: £900.00 pcm inclusive of drainage but exclusive of all other charges. DEPOSIT: £1,038.00 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.

The Landlord would prefer no pets residing at this property.

HOLDING DEPOSIT AND TENANT FEES

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 BILL

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.

AGENT'S NOTE

Under the terms of the Estate Agency Act 1979 (Section 21) please note that the landlord of this property is related to a partner of Stags.



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.



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@StagsProperty



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		91
(81-91) B		
(69-80) C	73	
(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