



# Fitzwilliam Wentworth Estate

HERITAGE | LANDSCAPE | ECONOMY | COMMUNITY

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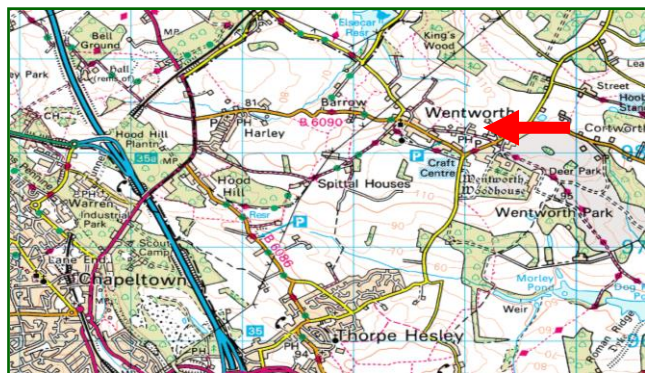
## Dial House 33 Clayfield Lane Wentworth S62 7TD

**TO LET Unfurnished**  
**Rent £1,850 pcm**

**A large 5 bedroom village property in a quiet location with extensive gardens, outbuildings and grazing paddock/s**

### Location:

Located on Clayfield Lane in the village of Wentworth with attractive views over adjacent farmland.



The property has been subject to recent updating of bathrooms, fireplaces and central heating system.

### The accommodation (see floor plan over):

Extending to approx. 2831 sq. ft is a 5-bed property with two bathrooms and downstairs wc, arranged over three floors.

### Outside: -

Mature gardens, large barn, stables and grazing paddock/s extending to approximately 1.0 acre. Limited additional grazing may be available locally.

### Services:

All mains services and gas-fired combi central heating.

**Council Tax Banding:** E

### Rental

Rental of £1,850 per calendar month payable monthly in advance by bank standing order. The Tenant will be fully responsible for all other outgoings on the property.



### Term

The property will be available on an Assured Shorthold Tenancy for an initial term of 12 months.

### Deposit

A deposit of one month's rent will be payable prior to commencement of the Tenancy and will be returned on termination, subject to all commitments having been met by the Tenant.

### Energy Efficiency Rating

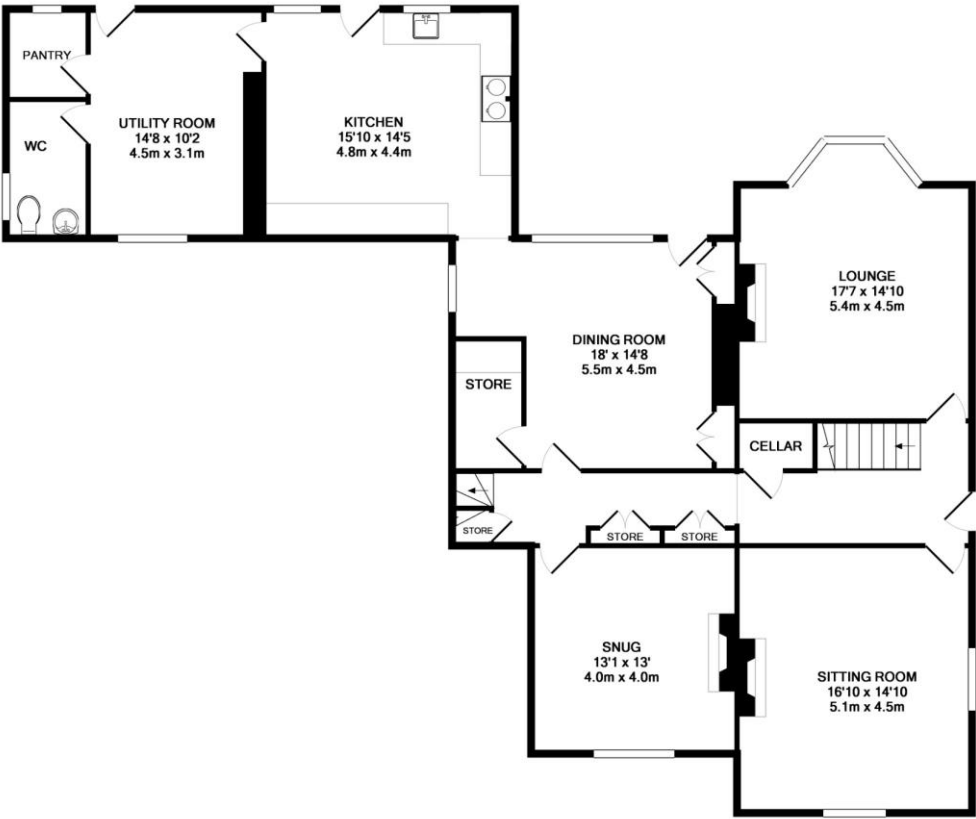


### Applications & Viewing:

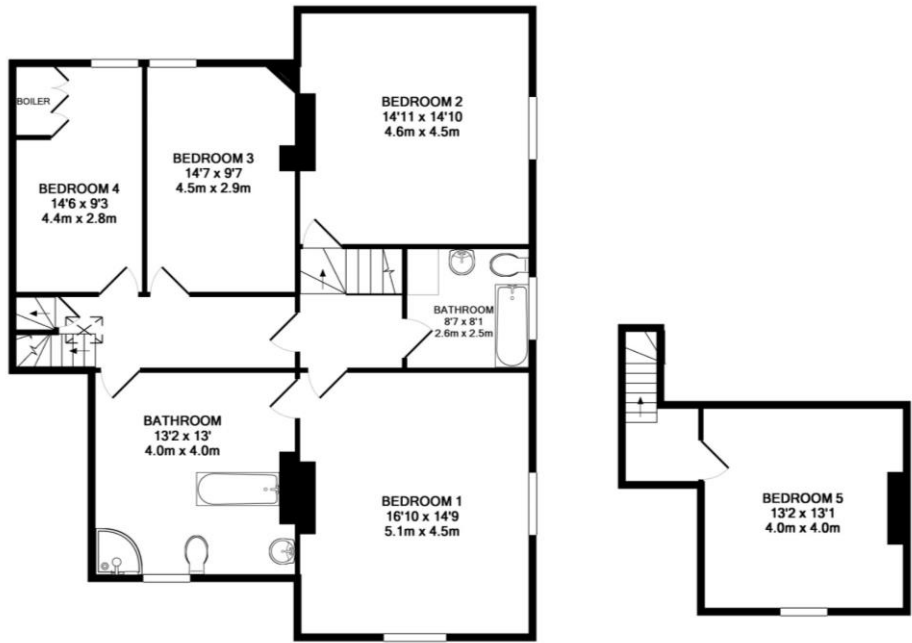
If you are interested in this property, in the first instance, please complete the application form (downloadable from the property page) and return to [office@wentworthestate.co.uk](mailto:office@wentworthestate.co.uk). Viewings will only be offered on receipt of a completed form.

*Note: Viewings are undertaken at your own risk. Vacant property can be hazardous. Beware of slip/trip hazards, naked wires, sharp surfaces and poorly lit spaces etc. Do not interfere with plumbing or wiring installations etc. Children are to be under the charge of accompanying adults and must be supervised at all times.*

Floor Plans



GROUND FLOOR



1ST FLOOR

2ND FLOOR





