



**NOVA AVENUE**  
**FAVERSHAM**

**PCM £1,500 PCM**



- Modern Family Home
- Master En-Suite Bedroom
- Kitchen/Diner With Appliances
- Two Allocated Parking Spaces
- Well Presented

## LOCATION

Faversham is one of England's most historic and charming towns, nestled between the Kent Downs and the austere beauty of its coastal wetlands. This picturesque market town is steeped in history with nearly 500 listed buildings, the famous Shepherd Neame Brewery, Britain's oldest which was founded in 1698 and a thriving Town Centre which was nominated as a Rising Star in the Great British High Street Awards in October 2015.

Hosting markets every Tuesday, Friday and Saturday, the 'Best of Faversham' market is on the first and third Saturday of each month, with Antiques and Vintage on the first Sunday. Faversham dates from pre-Roman times, is mentioned in the Domesday Book and is a bustling place with a fine range of independent shops. It has a good selection of primary schools and two secondary schools, one of which is the renowned Queen Elizabeth Grammar School.

Faversham has some of the best walking in England, with way-marked routes through stunning Kent countryside with cycle route 1 passing through. The town also offers excellent leisure facilities with an indoor and outdoor swimming pool, a cinema, a large park and recreation ground, a museum and numerous pubs and restaurants. Two minutes from the M2 and just over an hour from London by mainline train as well as the High Speed Rail Link, Faversham is easily accessible and is an excellent base for exploring local leisure activities and places of interest from country houses and gardens to the national fruit collection to internationally important nature reserves.

## ABOUT

**\*FANTASTIC FAMILY HOME\*** Miles and Barr are delighted to bring to the rental market this well presented three bedroom end of terrace family home, situated on the recently completed development of Tylman Place. The accommodation comprises entrance hall, WC, spacious lounge, utility cupboard with washing machine/dryer, kitchen/diner with integrated fridge/freezer, cooker and dishwasher. To the first floor there are two double bedrooms (master en-suite) both with wardrobes, one single bedroom and the family bathroom. There is also a well maintained private rear garden along with allocated parking for two cars. It also benefits from gas heating and double glazing. It can be offered PART OR UNFURNISHED. Council tax band D. Sorry, no smokers or pets.

## DESCRIPTION

Reception Room 18'10" x 13'3"

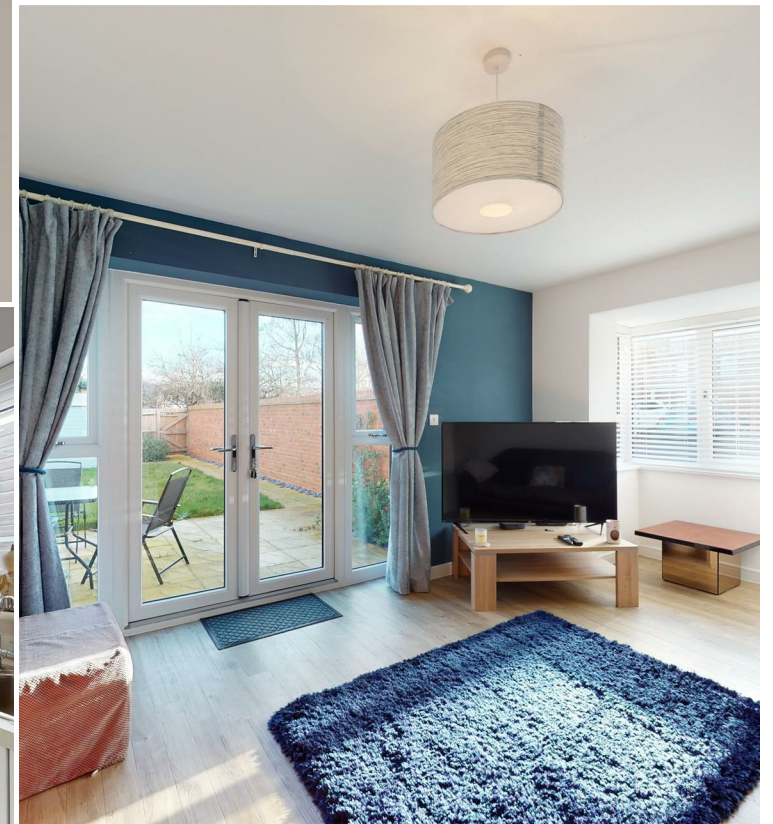
Kitchen / Diner 18'5" x 9'0"

Bedroom One 12'7" x 11'6"

Bedroom Two 10'3" x 9'10"

Bedroom Three 10'3" x 6'3"

Bathroom 7'1" x 5'6"





# NOVA AVENUE FAVERSHAM



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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		95
(81-91) <b>B</b>	85	
(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		
England & Wales		EU Directive 2002/91/EC

In Compliance with the Consumer Protection from Unfair Trading Regulations 2008 we have prepared these sales particulars as a general guide to give a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floorplans and distances referred to are given as a guide and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts. For Referral Fee Disclosure please visit:

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