



£3,200 PCM

Unfurnished



CAVENDISH

LETTINGS, SALES & PROPERTY MANAGEMENT

Lyndhurst Drive, Sevenoaks

 Bedrooms: 4

 Bathrooms: 1

 Receptions: 3

- Sought after location
- Detached house
- Three reception rooms
- Garage & parking on drive
- EPC rating: D
- Council tax band: G

12 MIN WALK TO SEVENOAKS STATION - Deceptively spacious, refurbished detached house located in a desirable residential area within walking distance of the station and local Amherst and Riverhead schools. The accommodation comprises a porch leading into the spacious, light entrance hall. Doors to reception rooms 1 & 2 and fully fitted kitchen/breakfast. Appliances include a fridge freezer, oven, hob, dishwasher and washing machine. Door to reception 3 and then into the conservatory. Cloakroom. Doors to the garden from both reception 2 and conservatory. Stairs leading to a light landing with doors to the 3 double and 1 single bedrooms. Modern bathroom with rain shower over the bath. Separate W.C. Sunny mature garden with patio area. Double garage & off street parking on the drive. PLEASE NOTE: Pets considered.

Available: NOW Unfurnished

EPC rating: D

Council Tax Band: G

Holding Deposit: £738.00 (1 weeks rent)

Deposit Payable: £3,692.00 (5 weeks rent)

Initial tenancy term: 12 Months (minimum)



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC 	



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