

CHRISTOPHER HODGSON



Tankerton, Whitstable
To Let £1,175 PCM

FOR COASTAL, COUNTRY
& CITY LIVING

Tankerton, Whitstable

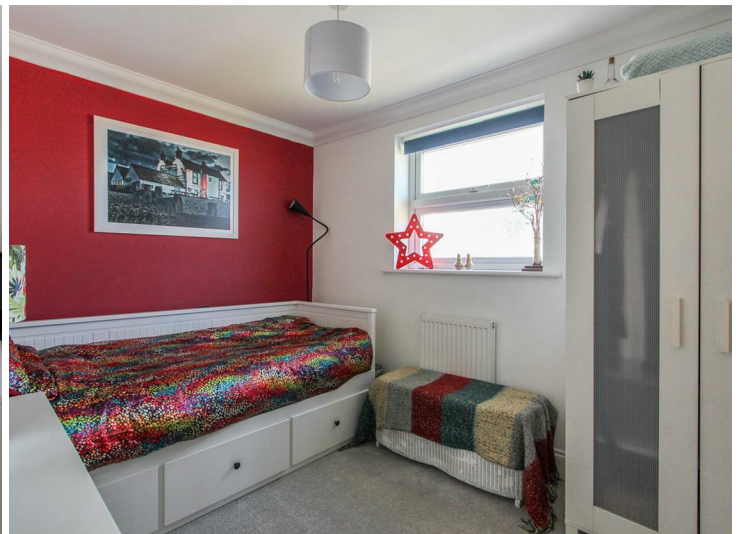
Apartment 6, Bay Court, 2-4 Wynn Road, Tankerton, Whitstable, Kent, CT5 2JP

A bright and spacious first floor apartment forming part of a modern development situated within a prime central location, close to shops and amenities, a short stroll to Tankerton Slopes and seafront and less than one mile from Whitstable mainline station.

The property also benefits from one allocated parking space to the front of the building.

No pets or smokers. Available from early September.

The apartment provides smartly presented and comfortably proportioned accommodation arranged to provide an entrance hall, living room with West facing balcony, a smartly fitted kitchen, two double bedrooms and a bathroom.



LOCATION

Wynn Road is in a much sought after residential location in central Tankerton, conveniently positioned for access to local shopping and educational facilities, seafront and bus routes. Communication links are strong with the A299 being within short driving distance and connecting to the A2/M2 and Motorway network together with mainline railway stations at Chestfield and Whitstable which offer frequent services to London (Victoria) approximately 80 minutes with high speed links to London (St Pancras) approximately 73 minutes. The popular town of Whitstable is approximately 1.3 miles distant providing a diverse range of shopping facilities as well as fashionable restaurants, recreational and leisure amenities.

ACCOMMODATION

The accommodation and approximate measurements (taken at maximum points) are:

- Kitchen/Living Room
20'5" x 14'0" (6.22m x 4.27m)
- Bedroom 1
12'11" x 11'6" (3.94m x 3.50m)
- Bedroom 2
10'0" x 7'8" (3.05m x 2.34m)

- Bathroom
8'1" x 5'9" (2.46m x 1.75m)

- Balcony
6'7" x 2'7" (2.01m x 0.79m)

- Parking
One allocated space located to the front of the building.

HOLDING DEPOSIT

£271 (or equivalent to 1 weeks rent)

TENANCY DEPOSIT

£1,355 (or equivalent to 5 weeks rent)

TENANCY INFORMATION

For full details of the costs associated with renting a property through Christopher Hodgson estate Agents, please visit our website www.christopherhodgson.co.uk/property-services/tenant-fees/

CLIENT MONEY PROTECTION

Provided by ARLA

INDEPENDENT REDRESS SCHEME

Christopher Hodgson Estate Agents are members of The Property Ombudsman

