George Webb Finn, 43 Park Road, Sittingbourne, Kent, ME10 1DY

54 Bromstone Road, Broadstairs, CT10 2HT

£1,850 Per Month

This four/five bedroom semi-detached chalet bungalow offers a delightful blend of modern living and traditional comfort.

The heart of the home features an open plan living, dining, and kitchen area, which is both light and spacious. This contemporary design seamlessly connects to the garden, creating a perfect setting for gatherings or quiet evenings outdoors. Two further reception rooms provide break out space when required.

Two modern bathrooms, both bright and airy, add to the convenience of this home, catering to the demands of family life.

There is parking available for two cars, a valuable asset in this desirable location. The enclosed garden is easily maintained, providing a lovely outdoor space for children to play or for adults to unwind.

Situated conveniently close to local primary schools and various amenities, this property is perfectly positioned for families seeking a vibrant community.

The property is available on a 12 month let, upto 2 pets considered, sorry no smokers. Applicants will require a minimum household income of £55,500 for rent affordability checks.

ACCOMMODATION

GROUND FLOOR

Entrance Hall
Double glazed door, wood effect laminate flooring, double glazed windows, door to:

Inner Hallway
Wood effect laminate flooring, radiator, phone point, stairs to first floor, doors to:

Sitting Room 9'7" x 14'9" (2.94 x 4.51)
Fitted carpet, double glazed bay window, radiaitor,

Study 10'9" x 10'11" (3.29 x 3.33)
Fitted carpet, double glazed window, radiator.

Bathroom
Wood effect tiled floor, modern matching bathroom suite comprising of freestanding bath, walk in shower with rainfall shower head and glass screen, wash hand basin with vanity unit, tiled splashback and mirror above, WC. Double glazed window, extractor fan, chrome heated towel rail.

Bedroom Four 14'5" x 10'7" (4.40 x 3.25)
Fitted carpet, double glazed window, radiator, cupboard containing gas combination boiler.

Open Plan Living / Dining / Kitchen 13'10" x 11'5" opens to 20'7" x 9'7" (4.24 x 3.49 opens to 6.28 x 2.94)
Living Area - wood effect laminate flooring, radiator, opens into:

Dining Area - wood effect laminate flooring, radiator, breakfas bar, bi-fold double glazed doors to garden, opens into:

Kitchen Area - wood effect laminate flooring, range of matching white gloos wall and base units with solid wood worksurfaces and tiled splasshback. 1 1/2 bowl stainless steel sink with recess beneath for dishwasher. Black Leisure range cooker with 6 burner hob & 3 x oven/grills, canopy extractor hood above.

Utility Room 4'10" x 9'8" (1.49 x 2.97)
Wood effect laminate flooring,double glazed window, range of wall and base units with solid wooden worksurfaces, plumbing for wahing machine and space for condensing tumble dryer.

FIRST FLOOR

Stairs & Landing
Fitted carpet, Velux skylight, doors to:

Bedroom Two 10'2" x 8'5" (3.10 x 2.58)
Fitted carpet, double glazed dormer window, radiator, large storage cupboard in eaves. NB: restricted head hight in room due to eaves.

Bedroom Three 7'2" x 9'4" (2.20 x 2.87)
Fitted carpet, double glazed window, radiator.

Bedroom One 16'9" x 9'4" (5.12 x 2.87)
Fitted carpet, 2 x double glazed windows, radiator,

Family Bathroom
Wood effect tiled floor, white bathroom suite comprising of bath with wood effect localised tiling and rinsing shower, double wash hand basin in vanity unit with tiled splash back and mirrors above, WC with tiled walls. Double glazed dormer window, heated towel rail.

OUTSIDE
To Front - Small garden to front with paved driveway and hardstanding providing second parking space. Side gate.

To Rear - Fair sized enclosed garden mainly laid to lawn with lage paved patio and shingled area. Wooden shed.

GENERAL INFORMATION
Rent £1,850.00 per calendar month

Holding Deposit £426.92

Deposit £2,134.61

Tenancy An Assured Shorthold Tenancy of 12 month duration. The landlord is very likely to require possession at the end of the tenancy for their own use under Ground 5 Housing Act 1988.

Restrictions No smokers. Family pet considered. No more than 3 sharers permitted.

Viewings Strictly by prior appointment with the agent

Authority Thanet District Council - Band C

EPC C - 70

Minimum Household Annual Income Required £55,500

Photos & Virtual Tour created February 2026

Verified Material Information

Tenure: Freehold

Property type: Chalet Bungalow

Property construction: Standard construction

Energy Performance rating: C

Number and types of room: 4 bedrooms, 2 bathroom, 3 receptions

Electricity supply: Mains electricity

Solar Panels: No

Other electricity sources: No

Water supply: Mains water supply

Sewerage: Mains

Heating: Mains gas-powered central heating is installed.

Heating features: Double glazing

Broadband: FTTP (Fibre to the Premises)

Mobile coverage: O2 - Good, Vodafone - Good, Three - Great, EE - Great

Parking: Driveway

Building safety issues: No

Restrictions - Listed Building: No

Restrictions - Conservation Area: No

Restrictions - Tree Preservation Orders: None

Public right of way: No

Long-term area flood risk: No

Historical flooding: No

Flood defences: No

Coastal erosion risk: No

Planning permission issues: No

Accessibility and adaptations: None

Coal mining area: No

Non-coal mining area: No

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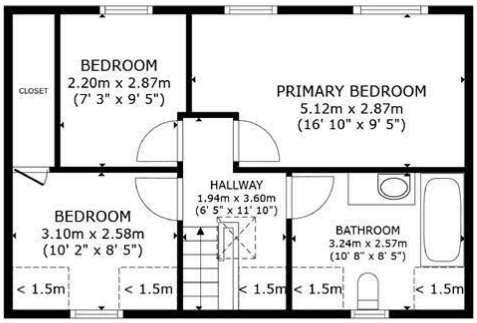
The information contained is intended to help you decide whether the property is suitable for you. You should verify any answers which are important to you with your property lawyer or surveyor or ask for quotes from the appropriate trade experts: builder, plumber, electrician, damp, and timber expert.

Floor Plan

FLOOR 1



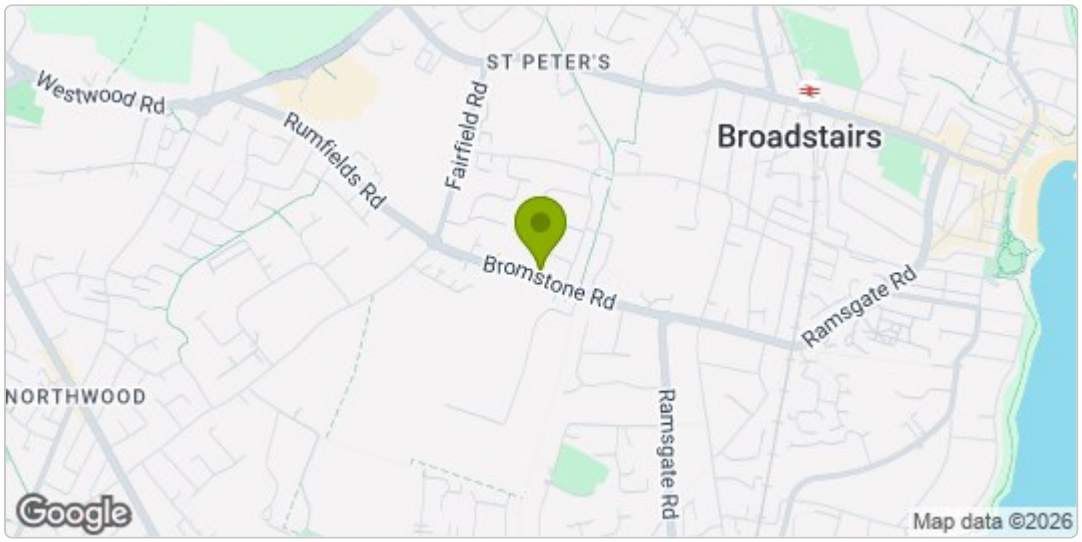
FLOOR 2

GEORGE WEBB FINN

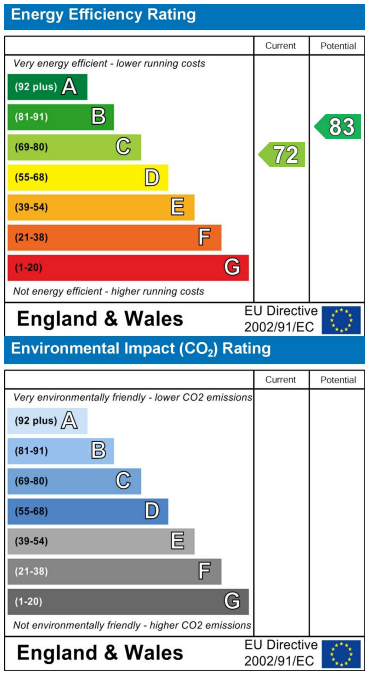
GROSS INTERNAL AREA
FLOOR 1 103.1 m² (1,109 sq.ft.) FLOOR 2 43.1 m² (464 sq.ft.)
EXCLUDED AREAS : REDUCED HEADROOM 4.0 m² (43 sq.ft.)
TOTAL : 146.1 m² (1,573 sq.ft.)
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

Matterport®

Area Map



Energy Efficiency Graph



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