



KARRISON
PROPERTY

3 BED SEMI DETACHED
TO LET



6 CROYDON ROAD

Westerham, Kent TN16 1EX

TENANCY	AST for 12 MONTHS +
SIZE	3 BED
RENT	£1,950 PCM
AVAILABLE	OCTOBER 2024

FEATURES

- > 3 Bedrooms
- > Living / Dining Room
- > Low Maintenance Garden
- > Private Parking for several cars
- > Located in Westerham town centre

Contact us on 01959 563888 or visit www.karrison.co.uk

DESCRIPTION

A well presented three bedroom semi detached house located in an elevated position convenient for the centre of Westerham. The property benefits from double glazed windows throughout, gas fired central heating, an attractive fitted kitchen and a low maintenance garden.

KEY FEATURES

- > 3 Bedrooms
- > Living / Dining Room with door to rear patio
- > Kitchen equipped with dishwasher, washing machine and fridge/freezer
- > Attractive and bright bathroom
- > Low maintenance garden
- > Plenty of private parking
- > Convenient access to the town centre

GENERAL INFORMATION

Services:	Mains gas, electricity and water.
Local Authority:	Sevenoaks District Council
Council Tax:	Tax Band 'D'. Council Tax for the current financial year 2024/2025 is £2,352.17.
EPC Rating:	'D'

DIRECTIONS

From our offices, proceed west along the A25 and take the first turning on the right signposted to Croydon. The property can be found approximately 100 metres down on the right hand side.

TERMS

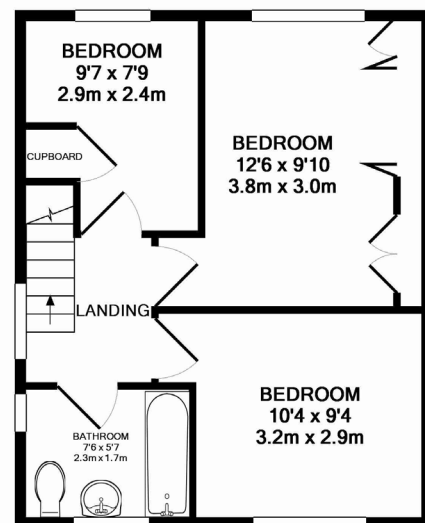
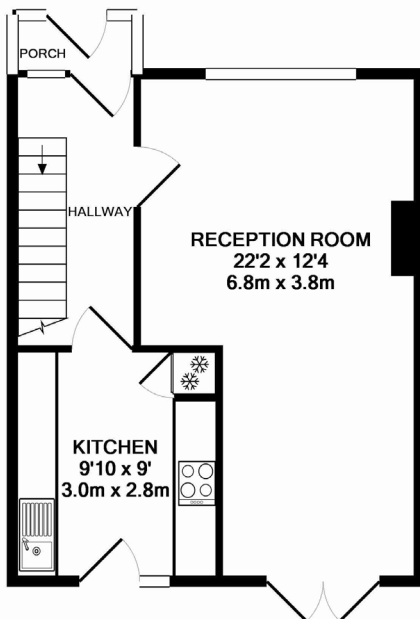
The property is available to let unfurnished on an assured shorthold tenancy agreement for a minimum term of 12 months at a monthly exclusive rental of **£1,950 pcm**. A rent deposit of 5 weeks rent will be required, together with 1 month's rent payable in advance. The tenant is also responsible for council tax, water rates and all usual utilities. A holding deposit of 1 weeks rent will also be required. Further details on request.

VIEWING & FURTHER INFORMATION

Lesley Coppack or Alison Hiller
 01959 563888
 or visit : karrison.co.uk

IMPORTANT INFORMATION

These particulars have been prepared in good faith to give a fair overall view of the property and are to be treated as a general guide only and do not form any part of an offer or contract. Any intending tenants must rely on their own enquiries by inspection or otherwise as to the correctness of each of the statements contained in these particulars, and on all matters including planning or other consents. All statements contained in these particulars are given without responsibility on the part of Karrison Property or the Vendor or Lessor of this property. Neither Karrison Property nor any joint agents nor their employees have any authority to make or give any representations or warranties whatever in relation to this property. Prospective tenants are advised to satisfy themselves as to the working order of any apparatus, equipment, fixtures or fittings or services where applicable. Karrison Property or any joint agents have not tested them. Any area measured or distances referred to are given as a guide only and are not precise.





Historic photographs