



Oakwood homes®
putting people first

Property brochure



Fairfield Road, Broadstairs, Kent, CT10 2JY

Rental PCM £1,395

2 Bedrooms

1 Reception

1 Bathroom

Off Street Parking

EPC D

Council Tax C



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www.oakwoodhomes.biz

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Oakwood homes is a trading name of Oakwood homes Estate Agents Ltd whose registered office is at Stockwell House, Cecil Square, Margate, Kent CT9 1BD



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Fees Payable

Holding Deposit:

Once you have found a property and had your offer to rent accepted, subject to contract, you will be required to pay the equivalent of one week's rent; the holding deposit is non-refundable in the event any of the following:

1. You decline to proceed with the tenancy
2. You fail the Right to Rent check
3. You provide a false or misleading statement for referencing purposes
4. You do not enter into a tenancy agreement or confirm a moving date within 15 days ("deadline for Agreement") of the payment nb: you may have the option to enter into a written agreement to extend this deadline if it is agreeable by all parties

You will be required to submit your documentation and details to a nominated independent Referencing Company who will carry out an identity check, credit check, Right to Rent check, seek employer, accountant and landlord references.

All occupiers over the age of 18 may be required to be referenced. If referencing is successful the one week's rent will form part of your first rent payment and the balance of this and a 5 week deposit will also be payable prior to completion.

Company or Commercial Let:

An administration fee of £400 (inc vat) is payable if you are taking a tenancy as a Company and not as an individual or if you are renting a commercial property from Oakwood homes

Methods of payment:

Bank transfer: Our bank details will be supplied to you upon request to enable you to make a direct transfer to our account

Debit card: Please allow 3 banking days for payment to clear into our account

785 Sq Ft

For more details and photos visit us online at
www.oakwoodhomes.biz

The Property

UNFURNISHED 2 BEDROOM SEMI DETACHED BUNGLAOW ON FAIRFIELD ROAD. Nestled in a sought after neighborhood, this delightful 2 bedroom semi-detached bungalow on Fairfield Road offers a perfect blend of comfort and convenience. Inside the property you will find 2 double bedrooms, a good sized bathroom, spacious kitchen and an open planed living room /dining room which has double glazed sliding doors out to the rear. Outside, you will find a large garden that is ideal for relaxation or entertaining, the garden includes a converted garage which can be used as studio room which benefits from its own electricity and heating. The property also comes with a driveway for up to 3 cars. Fairfield Road is a friendly area with easy access to local amenities, public transportation, and beautiful parks, making this bungalow an ideal choice for those seeking a peaceful yet connected lifestyle. Contact us today to arrange a viewing.

Location

Situated in the popular town of Broadstairs. This beautiful harbour town has so much to offer! Fairfield Road is set in an ideal catchment area for local primary and secondary schools. A 30 minute walk or 7 minute car ride will have you at the lovely harbour, with it's bustling cafes, bars and beautiful beaches.

The Accommodation

Living/dining room	20'06" (6.25m) x 14'03" (4.34m)
Kitchen	9'03" (2.82m) x 10'08" (3.25m)
Bedroom 1	9'10" (3.00m) x 13'01" (3.99m)
Bedroom 2	11'01" (3.38m) x 11'01" (3.38m)
Bathroom	6'03" (1.91m) x 7'11" (2.41m)

Holding Deposit -£321

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Key Features

- Double glazed
- GCH
- Driveway
- 2 double bedrooms
- Large garden
- Converted studio

Need a mortgage..?

For impartial advice, why not talk to one of our qualified mortgage advisors?

0800 035 0353



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