



**Apt 6, 3 Dearman Crescent, Hythe - CT21 4FF**  
£1,250 pcm



## Apartment 6

3 Dearman Crescent, Hythe

Modern 2-bed second floor apartment with open-plan living, balcony with lake views, stylish kitchen and bathroom, allocated parking, and secure bike storage.

Council Tax band: C

Tenure: Leasehold

EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating:

- Two bedroom second floor apartment
- Lake views
- Modern new build apartment
- Allocated Parking space
- Bike and bin stores
- Balcony
- Gas central heating
- Holding deposit £288.00
- Security deposit £1442.00

## Ground floor

### Communal entrance hall

## Second floor

### Entrance hall

### Kitchen

6' 5" x 10' 8" (1.96m x 3.24m)

### Living/dining room

12' 10" x 14' 8" (3.91m x 4.47m)

### Bedroom one

11' 5" x 11' 6" (3.47m x 3.50m)

### Bedroom two

11' 3" x 13' 5" (3.43m x 4.09m)

### Bathroom

### Balcony

Access from Bedroom one and the Living room

### Communal storage

Bike store and Bin store

### Parking

Allocated parking space

### Holding deposit

One week's rent. This is to reserve a property. Please Note: This will be withheld if any relevant person (including any guarantor(s)) withdraw from the tenancy, fail a Right-to-Rent check, provide materially significant false or misleading information, or fail to sign their tenancy agreement (and / or Deed of Guarantee) within 15 calendar days (or other Deadline for Agreement as mutually agreed in writing).





## Laing Bennett

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