



**Price**

**£2,200 PCM**

Fees Apply

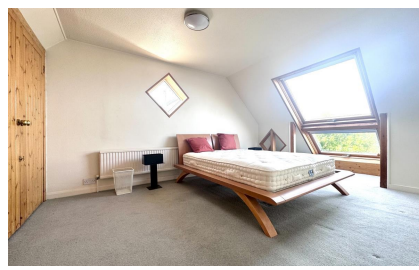


Available 16/03/24

**Valkyrie Avenue  
Whitstable CT5**

*Wards*  
Helping you move forwards





## Main Features

- **No Deposit Option Considered**
- **Sea views from the kitchen, lounge and all bedrooms**
- **Off road parking**
- **Four double bedrooms**
- **Sought after location**
- **Beach hut style home office with sea views**



**Deposit required is £2,538.46**  
**Canterbury District - Council Tax Band Tax Band E**

Renting a property is a big commitment and we recommend that you visit the local authority website and these websites which offer helpful information and advice about letting

[www.gov.uk/government/publications/how-to-rent](http://www.gov.uk/government/publications/how-to-rent)

[www.gov.uk/private-renting](http://www.gov.uk/private-renting)

[www.wardsofkent.co.uk/letting/our-tenancy-fees/](http://www.wardsofkent.co.uk/letting/our-tenancy-fees/)

[www.gov.uk/green-deal-energy-saving-measures](http://www.gov.uk/green-deal-energy-saving-measures)

**Call Whitstable 01227 200691 ■ [wardsofkent.co.uk](http://wardsofkent.co.uk)**

IMPORTANT INFORMATION: Please note that administration fees are charged in addition to the rent and security deposit. Please contact our Lettings Team who will confirm the total costs involved in renting this property. For clarification, we wish to inform the prospective tenant that we have prepared these details as a general guide. The agent has not carried out a detailed survey nor tested the services, appliances, or specific fittings (unless otherwise stated), and no warranty can be given as to their condition. All room measurements are taken at floor level. We strongly recommend that all the information which we provide about the property is verified by yourself and your advisers. The contents of this publication are © Wards, 2015. Wards is a trading name of Arun Estates Limited Registered in England No. 2597969

## Accommodation

**Entrance Porch**

**Hallway**

**Lounge** 7.9 x 4.2

**Dining Room** 3.56 x 2.88

**Kitchen/Breakfast room** 4.75 x 2.88

**Bedroom 4** 2.85 x 2.8

**Bathroom** 2.54 X 1.61

**Bedroom 1** 4.25 x 3.33

**Bedroom 2** 4.02 x 3.13

**Bedroom 3** 4.78 x 3.33

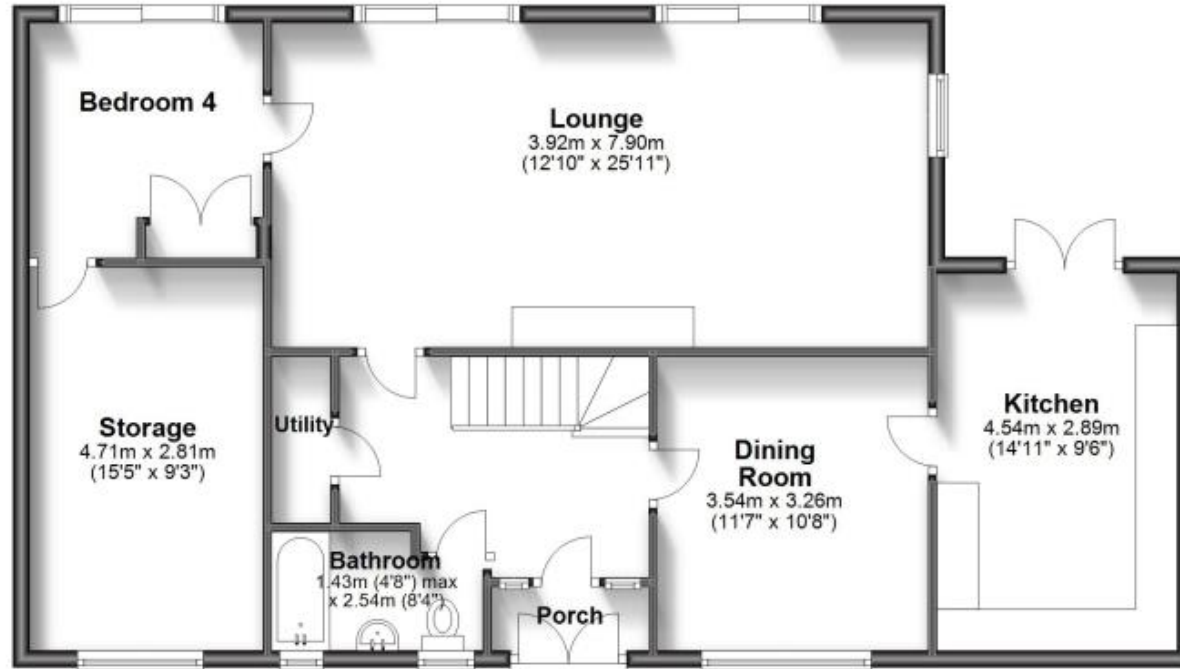
**Shower Room** 2.42 x 1.05

**External Home Office** 2.88 x 2.88



## Ground Floor

Approx. 96.0 sq. metres (1033.2 sq. feet)



## First Floor

Approx. 76.6 sq. metres (824.0 sq. feet)

