



**Price**

**£2,500 PCM**

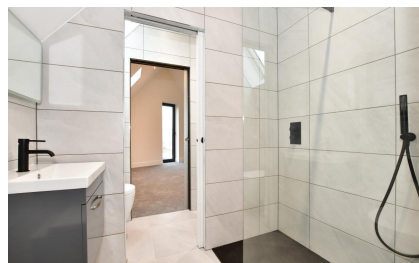
Fees Apply



Available 31/05/24

**Madeira Road  
Littlestone TN28**

*Wards*  
Helping you move forwards



## Main Features

- **Stunning home**
- **Contemporary styling**
- **Town house**
- **Private garden**
- **Driveway parking**
- **Sea views**



**Deposit required is £2,884.62**  
**Shepway District - Council Tax Band Tax Band F**

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)

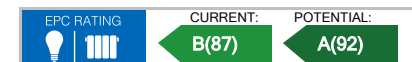
**Call Ashford 01233 639654** ■ **wardsofkent.co.uk**

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

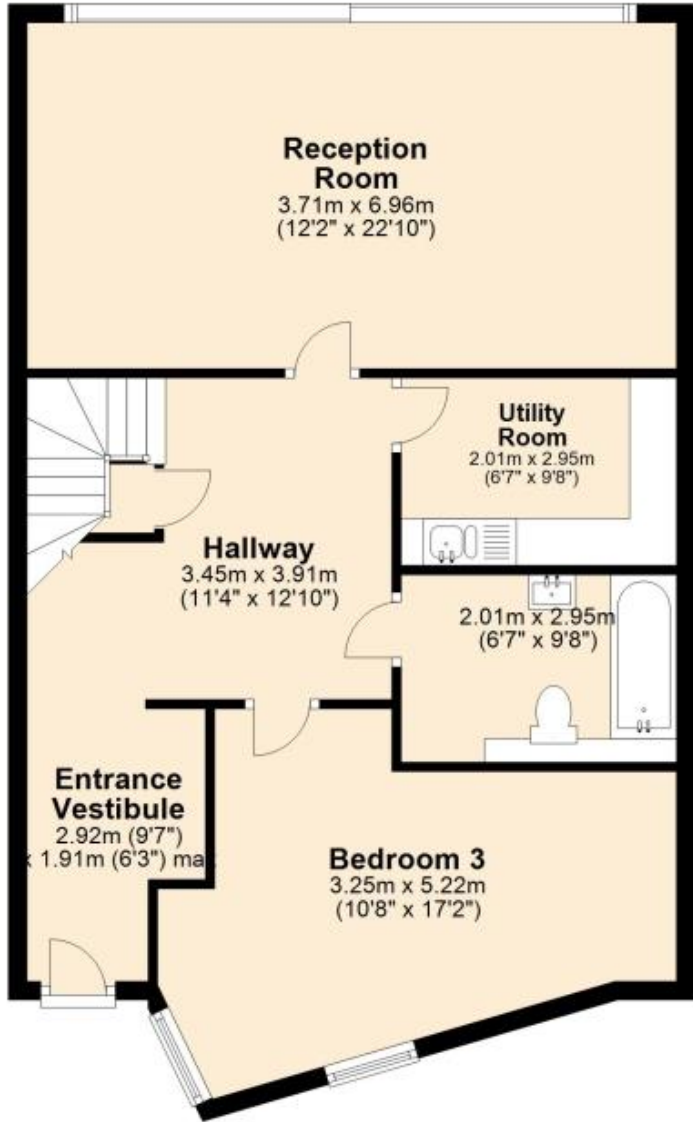
**Entrance vestibule**  
**Inner hallway**  
**Bedroom 3** 5.24 x 3.25  
**Family bathroom**  
**Utility room**  
**Reception room** 6.96 x 3.71  
**Open Plan lounge dining area** 6.96 x 3.74  
**Study space** 3.08 x 2.95  
**Kitchen area** 5.24 x 4.02  
**Bedroom 1** 5.41 x 3.74

**Bedroom 2** 4.42 x 4.12  
**Jack and Jill shower room**  
**Jack and Jill cloakroom**



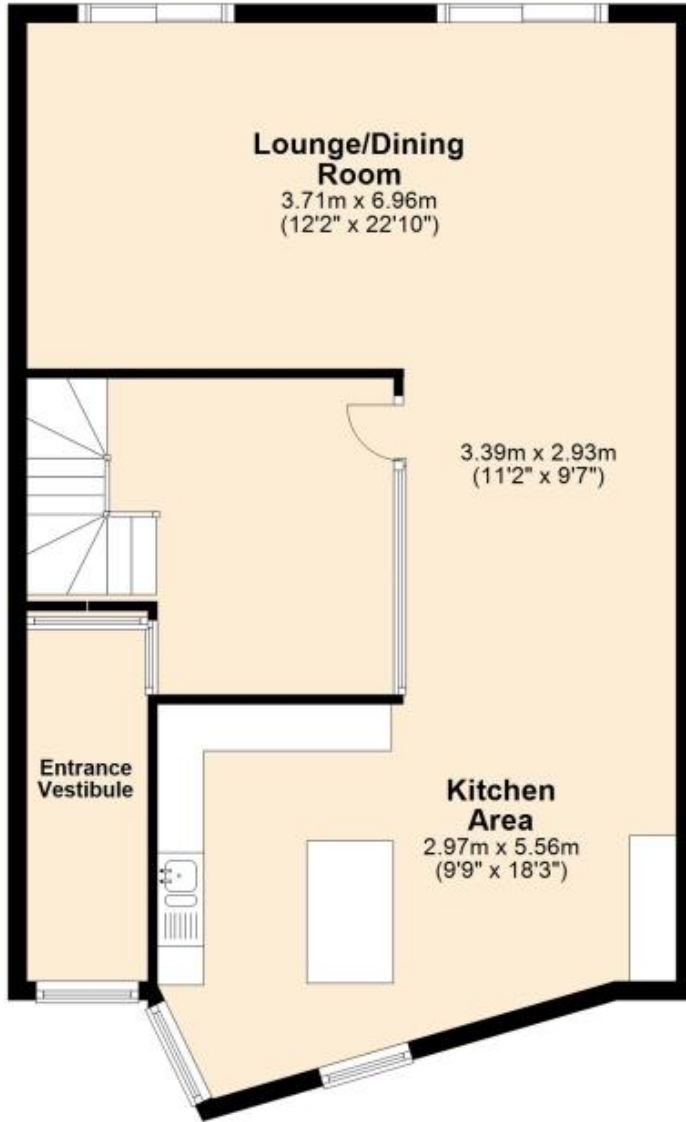
### Ground Floor

Approx. 74.6 sq. metres (803.4 sq. feet)



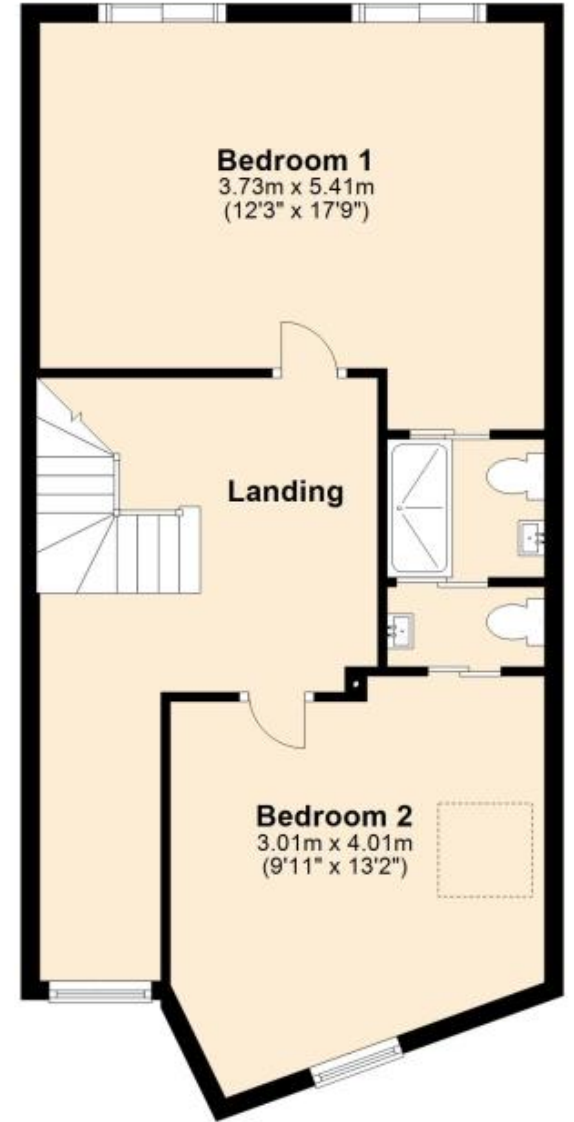
### First Floor

Approx. 74.6 sq. metres (803.3 sq. feet)



### Second Floor

Approx. 56.4 sq. metres (606.7 sq. feet)



Total area: approx. 205.6 sq. metres (2213.3 sq. feet)