



**Price**

**£1,650 PCM**

Fees Apply



Available 31/08/24

**Lakeside Ham Hill ME6**

*Wards*  
Helping you move forwards





## Main Features

- **Fantastic Four Bedroom Town House**
- **No Deposit Option Available**
- **Shower Room & Cloakroom**
- **Garden & Driveway**
- **Gas Central Heating**
- **Easy Access To Transport Links**



**Deposit required is £1,903.85**  
**Tonbridge and Malling District - Council Tax Band Tax Band C**

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/renting/tenancy-fees-individuals/](http://www.wardsofkent.co.uk/renting/tenancy-fees-individuals/)

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

**Call Maidstone 01622 675064 ■ [wardsofkent.co.uk](http://wardsofkent.co.uk)**

IMPORTANT INFORMATION: 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**

**Lounge** 4.30x3.36

**Kitchen/Breakfast Room** 3.36x2.75

**Landing & 1st Floor**

**Bedroom 2** 3.36x3.36

**Bedroom 3** 2.75x2.16

**Cloakroom**

**Landing & 2nd Landing**

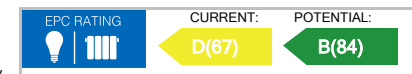
**Bedroom 1** 3.36x3.36

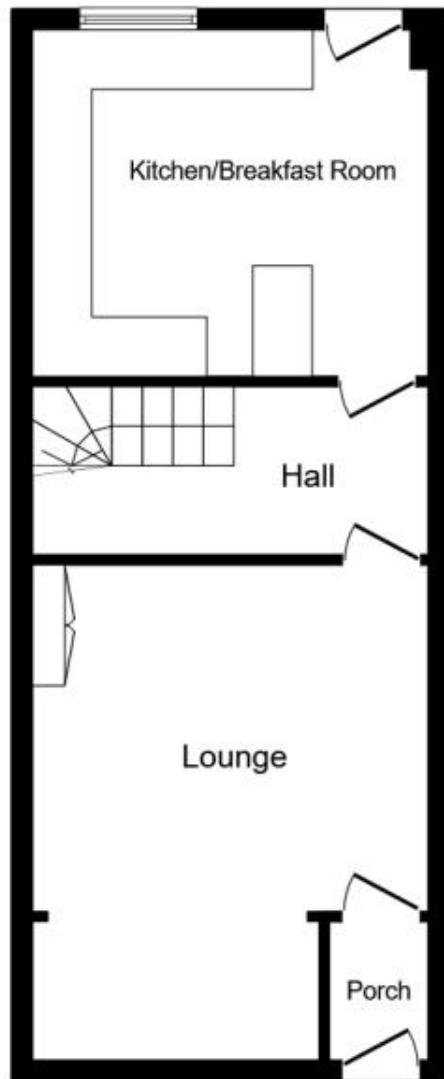
**Bedroom 4** 2.75x1.85

**Shower Room** 4.00x3.36

**Driveway**

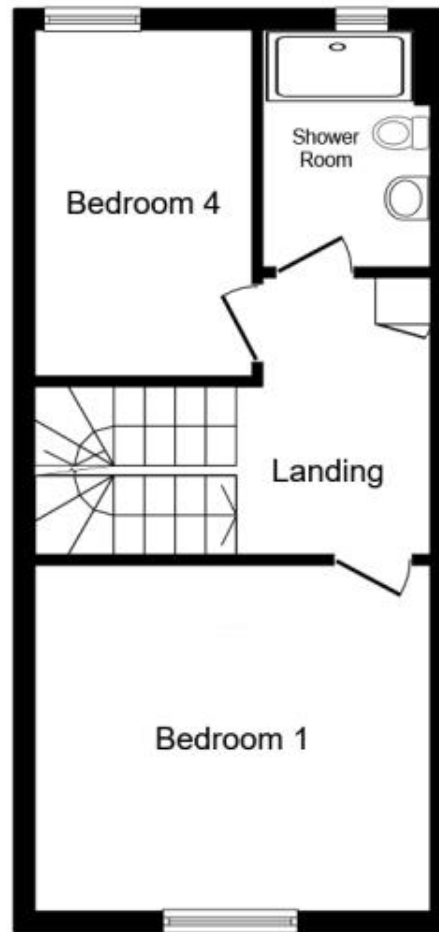
**Rear Garden**





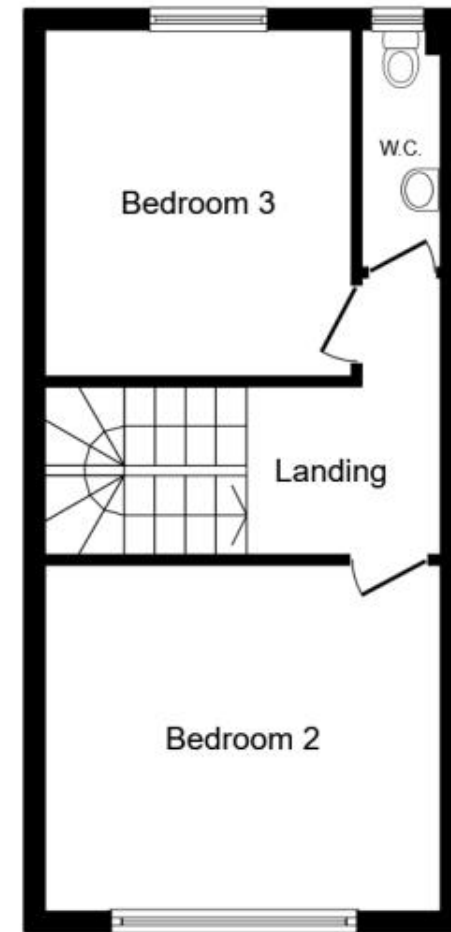
## Ground Floor

Floor area 41.6 m<sup>2</sup> (448 sq.ft.)



## First Floor

Floor area 35.6 m<sup>2</sup> (383 sq.ft.)



## Second Floor

Floor area 35.6 m<sup>2</sup> (383 sq.ft.)

**TOTAL: 112.8 m<sup>2</sup> (1,214 sq.ft.)**

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.Propertybox.io](http://www.Propertybox.io)