

PROPERTY MISDESCRIPTIONS ACT 1991 – Although every care has been taken in the production of these sales particulars prospective purchasers should note: 1. All measurements are approximate. 2. Services to the property, appliances, fixtures and fittings included in the sale are believed to be in working order (though they have not been checked). 3. Prospective purchasers are advised to arrange their own tests and/or surveys before proceeding with a purchase. 4. The agents have not checked the deeds to verify the boundaries, intending purchasers should satisfy themselves via their solicitors as to the actual boundaries of the property.



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Folkestone

Cheriton High St

Suite 1-2, Motis Business Centre



Radnor Cliff, Folkestone



MOTIS
ESTATES

£2,800

per month

- TWO BEDROOMS
 - FULLY FURNISHED
 - DIRECT SEA VIEWS
 - MODERN KITCHEN AND BATHROOM FINISHES
 - PRIME LOCATION ON RADNOR CLIFF
- OPEN PLAN LIVING AND DINING AREA
 - PRIVATE TERRACE
 - BEACH ACCESS
 - ALLOCATED PRIVATE PARKING
 - EPC Rating G and Council Tax Band F

A Modern Two-Bedroom Villa with Stunning Sea Views and Beach Access.

Located on the prestigious Radnor Cliff in Folkestone, this beautifully presented modern two-bedroom villa offers exceptional coastal living with panoramic sea views and direct beach access. The property is ideally situated within walking distance of Sandgate, with its charming cafes, independent shops and seaside promenade. This fully furnished home combines contemporary design with high-quality finishes throughout.

The property comprises a bright and spacious open-plan living and dining area and large bi-fold doors that flood the space with natural light and lead out to a private outdoor terrace. The accommodation features two well-appointed bedrooms, including a master bedroom with en suite bathroom, ensuring privacy and comfort. The property benefits from a private hot tub and allocated parking within an electric gated area providing convenience and security.

Situated close to Folkestone's Harbour Arm, with its vibrant restaurants, bars and seasonal events, and within easy reach of the Lower Leas Coastal Park, this property combines luxury seaside living with excellent local amenities and transport links, including high speed rail services to London.

Unfortunately, no pets.

Please contact Motis Estates to arrange a viewing on: 01303 212020

The tenant is responsible for:-
a) Rent - should be paid at regular, specified intervals. The amount charged will usually be equally split across the tenancy.
b) A Refundable Tenancy Deposit - 5 weeks deposit paid prior to the start of the tenancy.
c) A Refundable Holding Deposit - 1 weeks holding deposit to secure the property - this is due before the referencing commences (please note - if your referencing is declined the 1 weeks Holding Deposit will not be refunded).
The 'deadline for agreement' for both parties is usually 15 days after a holding deposit has been received by the Landlord or Agent (unless otherwise agreed in writing).
d) Default Fees - Late payment of rent over 14 days overdue or a lost key/security device giving access to the housing.
When notice is served - Rent paid throughout the notice period of 2 months is payable for the full term, unless a new tenant can move into the property, the rent is due up until the day before the new tenant moves in.
e) Changes to the tenancy - If a tenant is added or removed from the tenancy or permission to keep pets on the property this will be £50 inclusive of Vat to amend the tenancy agreement.
f) Early Termination - If the tenant terminates the tenancy early and the Landlord agrees, all rents until the end of the contract as well as any marketing, referencing, inventory and check out costs.
g) Council Tax, Utility and communication services - Paying the bills in accordance with the tenancy agreement, which includes the Council Tax, utility payments (gas, electricity, water) and communication services (broadband, TV, Phone)

