



Price

£1,700 PCM

Fees Apply



Available 15/11/25

**Coxhill Gardens
Dover CT17**

Wards
Helping you move forwards



Main Features

3 bedroom detached house

Private garden

Modern throughout

Alternative deposit available

Open house event

Village of River



Deposit required is £1,961.54
Dover 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

www.gov.uk/private-renting

www.wardsofkent.co.uk/letting/our-tenancy-fees/

www.gov.uk/green-deal-energy-saving-measures

Call Dover 01304 201109 ■ 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

GROUND FLOOR

Entrance Hall

Wet Room

Lounge: 5.17m x 6.05m 16'11" x 19'10"

Kitchen / Dining Room: 6.30m x 3.92m 20'5" x 12'10"

Utility

FIRST FLOOR

Bedroom 1: 5.10m x 3.44m 16'9" x 11'3"

Bedroom 2: 2.84m x 3.39m 9'4" x 11'1"

Bedroom 3: 2.84m x 2.78m 9'4" x 9'1"

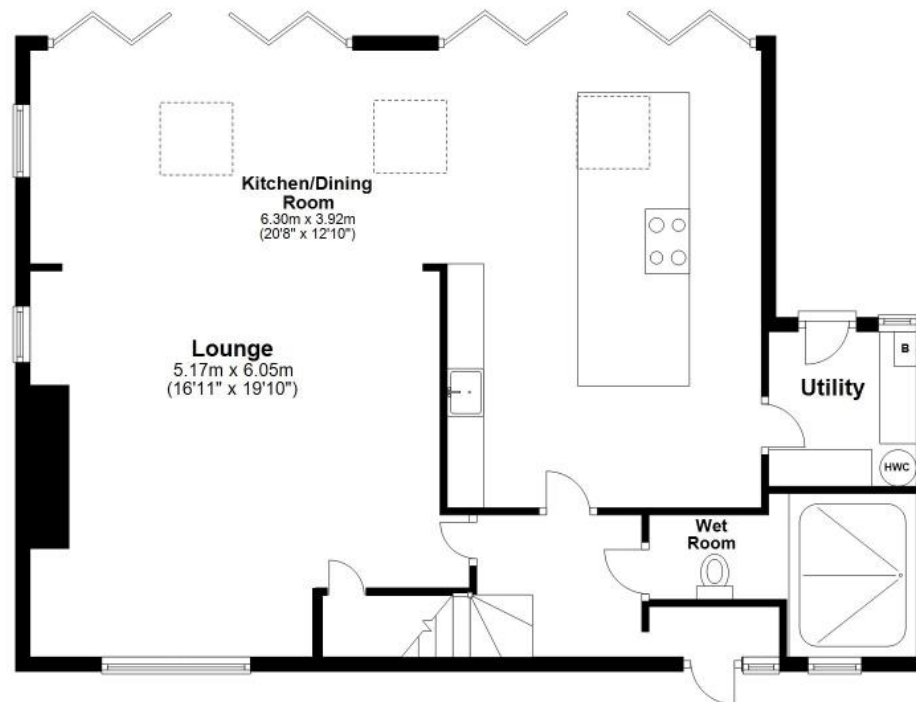
Bathroom

Landing



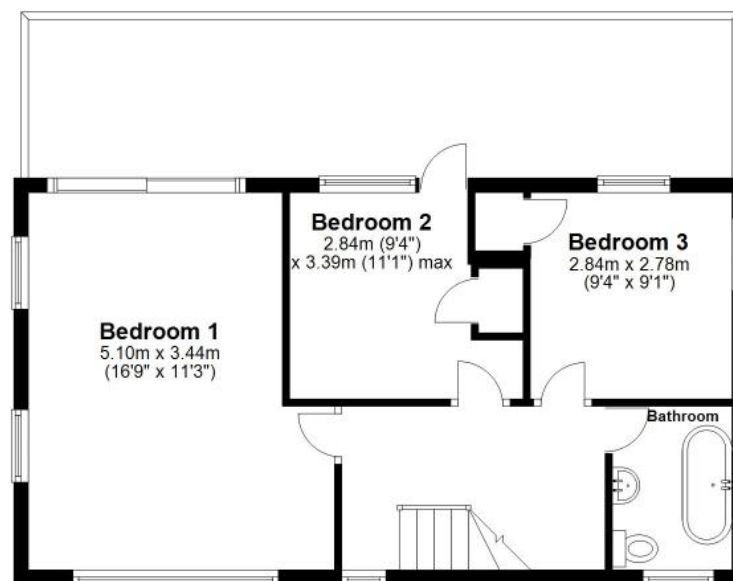
Ground Floor

Approx. 91.5 sq. metres (984.7 sq. feet)



First Floor

Approx. 50.3 sq. metres (541.6 sq. feet)



Total area: approx. 141.8 sq. metres (1526.3 sq. feet)