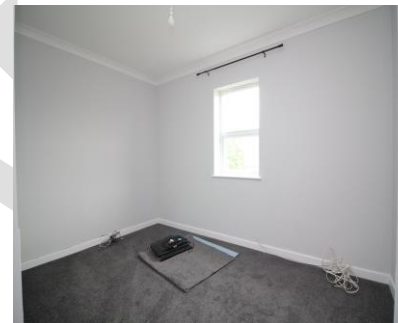




Oakwood homes®
putting people first

Property brochure



Osborne Road, Broadstairs, Kent, CT10 2AE

Rental PCM £950

2 Bedrooms

1 Reception

1 Bathroom

EPC C

Council Tax B



lettings@oakwoodhomes.biz



01843 222700



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Oakwood homes is a trading name of Oakwood homes Estate Agents Ltd whose registered office is at Stockwell House, Cecil Square, Margate, Kent CT9 1BD



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Fees Payable

Holding Deposit:

Once you have found a property and had your offer to rent accepted, subject to contract, you will be required to pay the equivalent of one week's rent; the holding deposit is non-refundable in the event any of the following:

1. You decline to proceed with the tenancy
2. You fail the Right to Rent check
3. You provide a false or misleading statement for referencing purposes
4. You do not enter into a tenancy agreement or confirm a moving date within 15 days ("deadline for Agreement") of the payment nb: you may have the option to enter into a written agreement to extend this deadline if it is agreeable by all parties

You will be required to submit your documentation and details to a nominated independent Referencing Company who will carry out an identity check, credit check, Right to Rent check, seek employer, accountant and landlord references.

All occupiers over the age of 18 may be required to be referenced. If referencing is successful the one week's rent will form part of your first rent payment and the balance of this and a 5 week deposit will also be payable prior to completion.

Company or Commercial Let:

An administration fee of £400 (inc vat) is payable if you are taking a tenancy as a Company and not as an individual or if you are renting a commercial property from Oakwood homes

Methods of payment:

Bank transfer: Our bank details will be supplied to you upon request to enable you to make a direct transfer to our account

Debit card: Please allow 3 banking days for payment to clear into our account

484 Sq Ft

For more details and photos visit us online at
www.oakwoodhomes.biz

The Property

Discover your new home in the heart of Broadstairs! This delightful top-floor flat offers the perfect blend of comfort and convenience. With two spacious bedrooms, this rental property is available now. Situated in the picturesque town of Broadstairs, enjoy easy access to local amenities, stunning beaches, and excellent transport links. Two generously sized bedrooms, each providing ample space for rest and relaxation. A bright and airy living room, perfect for entertaining guests or unwinding after a long day. Stay cozy during the colder months with efficient gas central heating throughout the flat. Move in and start enjoying your new home immediately the flat is within close proximity to shops, restaurants, schools, and park, excellent access to public transportation, including bus routes and Broadstairs train station, making commuting a breeze.

Location

This historic town has much to offer with its bustling town with various shops, bars, and restaurants also boasting the beautiful Viking bay.

The Accommodation

Lounge	8'06" (2.59m) X 13'0" (3.96m)
Bedroom One	11'07" (3.53m) X 13'00" (3.96m)
Kitchen	7'04" (2.24m) X 9'03" (2.82m)
Bedroom Two	9'07" (2.92m) X 9'04" (2.84m)

HOLDING DEPOSIT - £219

Property brochure

Key Features

- Modern
- 2 Bedrooms
- Available Now!
- Top Floor Flat
- Broadstairs Location

Need a mortgage..?

For impartial advice, why not talk to one of our qualified mortgage advisors?

0800 035 0353



Agent's Note: None of the appliances or services have been tested and prospective purchasers should satisfy themselves as to their condition. LER0004511/MDSM20240619



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