

Property brochure



Elizabeth Court Westbrook Gardens, Margate, Kent,
CT9 5FN

Rental PCM £925

1 Bedroom

1 Reception

1 Bathroom

Off Street Parking

EPC B

Council Tax B



lettings@oakwoodhomes.biz



01843 222700



www.oakwoodhomes.biz

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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



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

527 Sq Ft

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

The Property

Discover comfortable and convenient living in this well-presented one-bedroom first-floor furnished flat, situated in the desirable Elizabeth Court, Westbrook Gardens. This inviting property comes fully furnished, offering a hassle-free move-in experience. The bright and airy lounge provides a welcoming space to relax. The modern fitted kitchen is equipped with essential appliances, while the spacious double bedroom includes quality furnishings for a restful environment. The contemporary bathroom completes the accommodation. Located in a convenient residential area, the flat is within easy reach of Margate's vibrant town centre, local shops, and transport links. Enjoy the nearby Westbrook Bay and scenic coastal walks. Ideal for single professionals or couples looking for a stylish and ready-to-live-in home. Don't miss the opportunity to make this furnished flat your new home. Contact us today to arrange a viewing.

Location

Situated in Margate, this delightful seaside town is best known for its beautiful sandy beach and stunning sunsets. Along the seafront you will also find the Turner Art Gallery and the retro theme park, Dreamland. In the Old Town you will find a variety of vintage shops and boutiques and along the seafront you have a choice stylish bars and restaurants.

The Accommodation

Kitchen / Lounge: 14'11 x 18'05 (4.55m x 5.61m)

Bathroom: 6'11 x 6'11 (2.11m x 2.11m)

Bedroom: 10'05 x 12'03 (3.18m x 3.73m)

Holding Deposit £213

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Key Features

- Furnished One Bedroom Flat
- Open Plan Kitchen Living Area
- Video Entry System & 24 Hour Security
- Lift Access
- First Floor
- Off Street Parking

Agent's Note: None of the appliances or services have been tested and prospective purchasers should satisfy themselves as to their condition. LET0004668/20250512/ABDP



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