



# TMS

## ESTATE AGENTS



### Vicarage Street, Broadstairs, CT10 2SG

- 2 BED DETACHED BUNGLAOW
- AVAILABLE MID AUGUST 2024
- CLOSE TO QEQM & WESTWOOD CROSS
- 2 DOUBLE BEDROOMS WITH STORAGE
- 1 SMALL PET CONSIDERED
- OFF STREET PARKING & GARAGE
- LOW MAINTENANCE GARDEN
- EPC - E / COUNCIL TAX - D
- LONG TERM LET / UNFURNISHED
- IDEAL FAMILY HOME

**£1,300 Per Month**

# Vicarage Street



AVAILABLE MID AUGUST 2024 ~ 2 BEDROOM DETACHED BUNGALOW WITH GARAGE ~ ST PETERS VILLAGE

TMS ESTATE AGENTS are pleased to offer to the market this very spacious 2 bedroom detached bungalow with ample parking space for 3 cars.

Vicarage Street is situated on the edge of St Peters Village and offers great access to Westwood Cross, the QEQM and Broadstairs town.

The property is very spacious and enjoys a bright hallway and large lounge which opens to the fully paved, low maintenance garden, there are 2 generous double bedrooms with storage, a bathroom with shower over the bath and separate W.C.

Externally there is off street parking for 3 cars and a garage with electric up and over door

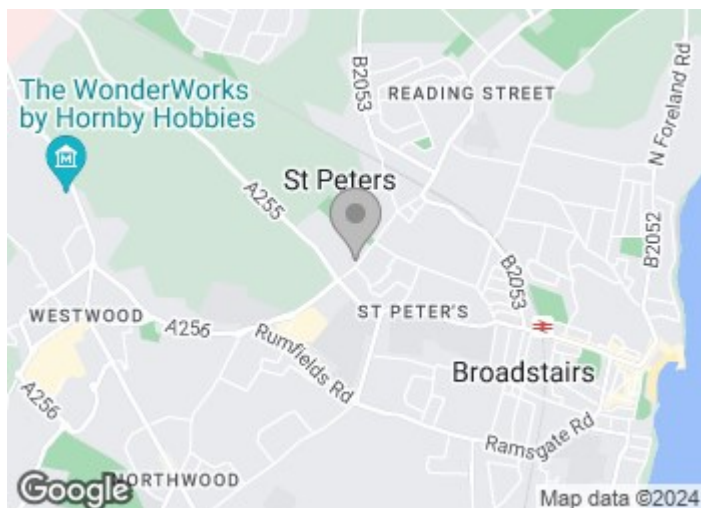
Perfect for a family and the landlord will consider 1 small pet

Council Tax band D / Deposit = 5 weeks rent £1500.00 / Holding deposit £300.00 / EPC rating E  
<https://checker.ofcom.org/> for broadband and phone coverage.

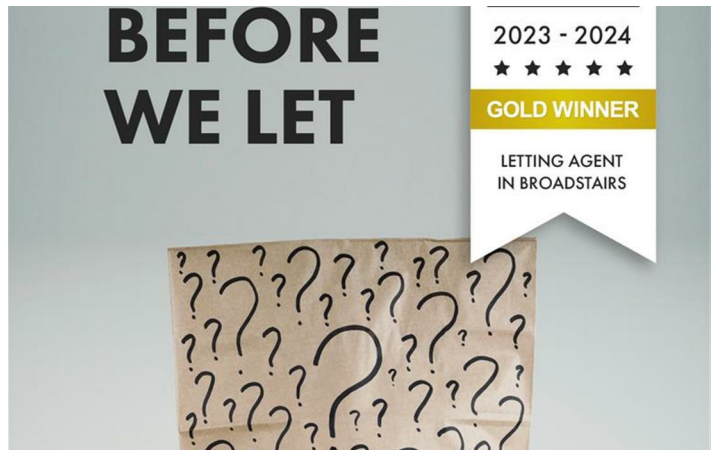
APPLICANTS WILL BE REQUIRED TO SHOW A MINIMUM TOTAL INCOME OF £39,000 PER ANNUM FOR AFFORDABILITY FOR THIS PROPERTY. IF A GUARANTOR IS REQUIRED THEIR MINIMUM INCOME FOR AFFORDABILITY WILL NEED TO BE £46,800 PER ANNUM

Call TMS ESTATE AGENTS TODAY to arrange an accompanied viewing WE ARE AVAILABLE 7 DAYS A WEEK!!!

ENTRANCE PORCH	BEDROOM 1	W.C
ENTRANCE HALL	13'5" x 10'11" (4.11 x 3.35)	EXTERNAL
LOUNGE / DINER	BEDROOM 2	FRONT GARDEN
19'7" x 13'1" (5.97 x 4)	13'3" x 13'0" (4.06 x 3.97)	REAR GARDEN
KITCHEN	BATHROOM	GARAGE
11'4" x 9'10" (3.47 x 3.02)	8'11" x 5'2" (2.72 x 1.60)	



Directions



# Floor Plan



## Floor Plan

Total floor area 93.0 sq. m. (1,001 sq. ft.) approx

This plan is for illustration purposes only and may not be representative of the property. Plan not to scale.

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