



TMS

ESTATE AGENTS



62 Swinburne Avenue, Broadstairs, CT10 2DP

£925 Per Month



- 1 BEDROOM RENOVATED GROUND FLOOR FLAT
- ALLOCATED PARKING
- WATER RATES & ELECTRICITY INCLUDED IN THE RENT
- EPC - C / COUNCIL TAX - A
- UNFURNISHED LONG TERM LET

- PRIVATE GARDEN
- CENTRAL BROADSTAIRS / CLOSE TO MAINLINE STATION
- CLOSE TO TOWN CENTRE & BEACHES
- EASY ACCESS TO WESTWOOD CROSS & QEQM
- SORRY NO PETS



1 BEDROOM GROUND FLOOR APARTMENT WITH GARDEN & PARKING SPACE ~ CENTRAL BROADSTAIRS.

TMS ESTATE AGENTS are delighted to offer to the market this spacious 1 bedroom, ground floor flat. Recently renovated throughout the apartment enjoys a brand new kitchen / living area there is a double bedroom, private garden and one allocated parking a car within the grounds, there is ample unrestricted parking on the street as well.

Swinburne Avenue is situated close to Broadstairs Town Centre, the Kentish gem which was Charles Dickens’s favourite resort. Broadstairs retains its Victorian charm but mixes it up with modern restaurants, independent shops, cafes and wine bars and restaurants. The mainline station is just a short walk and offers fast links direct to London, there is also the Loop bus service means easy access to Westwood Cross and the QEQM hospital. Just a short walk away you will find the stunning sandy beaches of Viking Bay & Louisa Bay where you can enjoy stunning sunrises combined with early morning coffee on the beach.

Swinburne Avenue is available immediately and offered unfurnished, this great apartment will be ideal for a working professional tenant. Unfortunately pets are not permitted.

The tenant will be responsible for all bills, but the electric bill will be charged by the Landlord.

Council tax band - A / EPC - C / DEPOSIT 5 weeks rent 1269.23 / holding deposit £253.84
APPLICANTS WILL BE REQUIRED TO SHOW A MINIMUM TOTAL INCOME OF £33,000 PER ANNUM

Call TMS ESTATE AGENTS today to book your accompanied viewing.

Area Map

COMMUNAL ENTRANCE

APARTMENT

ENTRANCE HALL

Large storage cupboard.

KITCHEN / LOUNGE 14'6" x 15'6" (4.42 x 4.73)

Range of wall drawer and base units, electric oven, hob and extractor, laminate floor

BEDROOM 11'8" x 9'10" (3.57 x 3.02)

Double glazed window, laminate floor, radiator.

BATHROOM

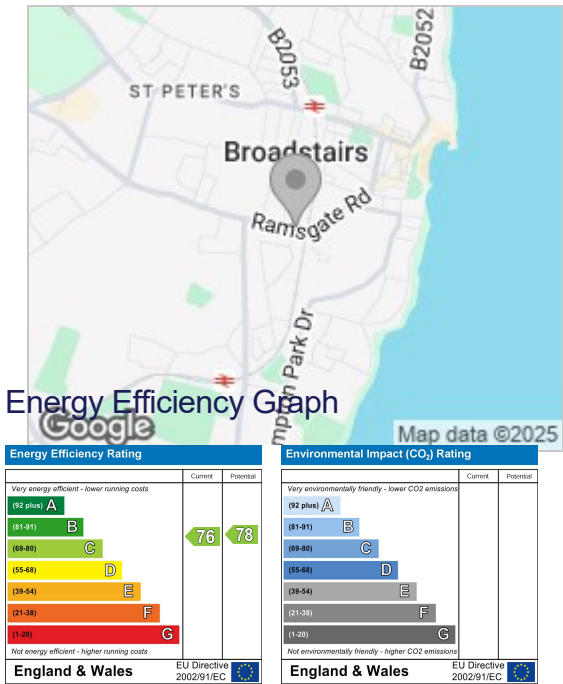
Bath with shower over, low flush W.C & wash hand basin

EXTERNAL

PARKING FOR 1 CAR

GARDEN

Small private garden laid to lawn to the front of the apartment.



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.