



Price

£1,200 PCM

Fees Apply



Available 06/12/25

**Emin Court Gallery
Walk CT9**

Wards
Helping you move forwards



Main Features

£250 reduction for December move in

Brand new development

Gated parking

En suite and family bathroom

Lift

Rent until 31st March 2026 £1200 pcm and then rising to £1400 pcm



Deposit required is £1,384.62

Thanet District - Council Tax Band Tax Band C

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/renting/tenancy-fees-individuals/

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

Call Thanet 01843 597600 ■ wardsofkent.co.uk

IMPORTANT INFORMATION: 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

Hallway

Utility cupboard

Open Plan Living 24.33 x 13.52

Bedroom 2 13.95 x 10.69

Bedroom 1 13.95 x 10.57

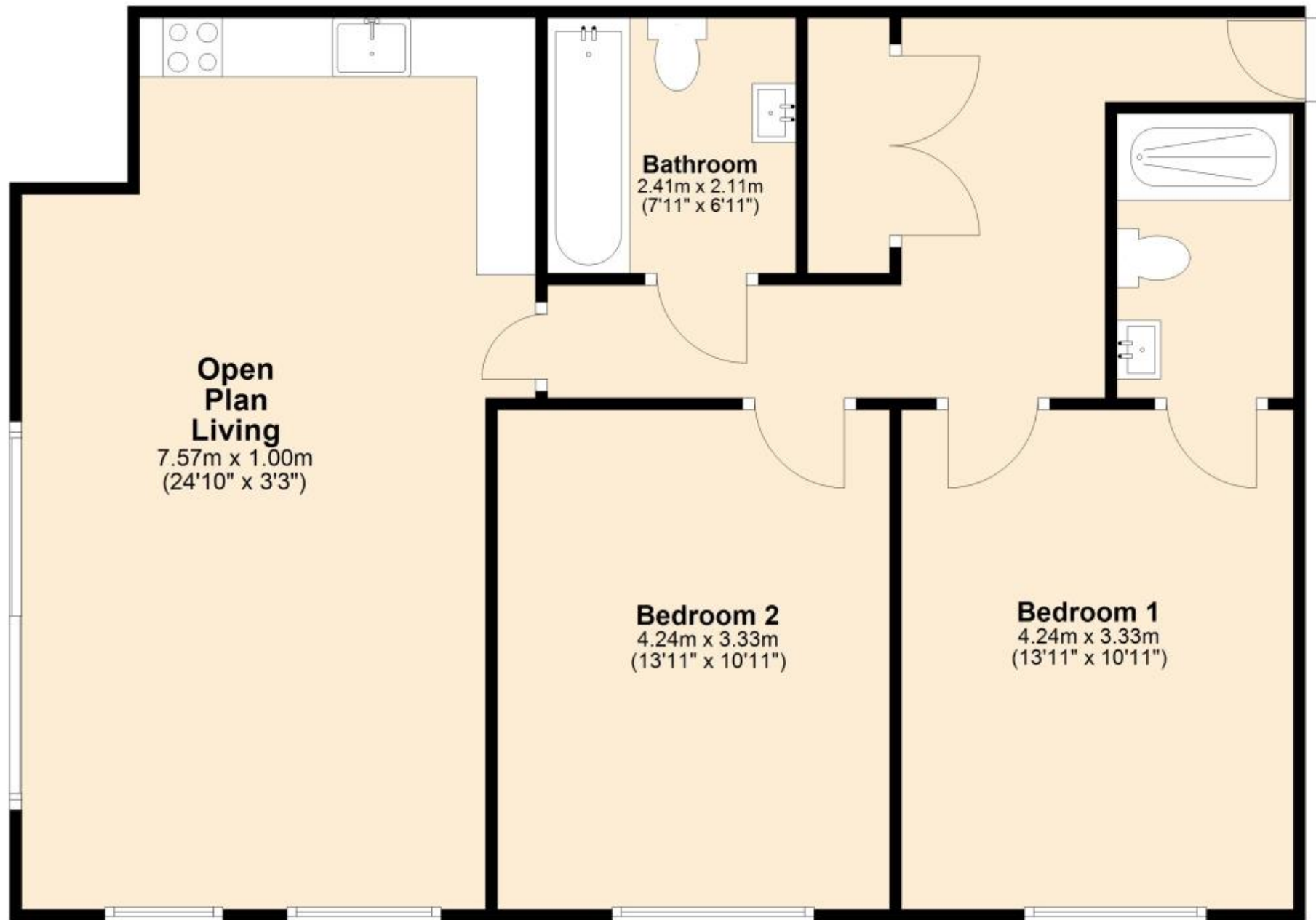
En suite 7.56 x 4.53

Bathroom 7.46 x 6.16



Second Floor

Approx. 76.7 sq. metres (825.6 sq. feet)



Total area: approx. 76.7 sq. metres (825.6 sq. feet)