RUSH WITT & WILSON

Residential Estate Agents
Lettings & Property Management

www.rushwittwilson.co.uk

6 Poplar Field,
Wittersham, Kent TN30 7NY
£1,600 Per Month

Rush Witt & Wilson are pleased to offer this well-presented semi-detached family home with good sized garden located in the popular village of Wittersham.

The accommodation is arranged over two floors and comprises of an entrance hallway, shower room, utility/store room, kitchen/breakfast room, living room and dining room on the ground floor. On the first floor are three bedrooms and the family bathroom. Outside is a generous driveway and good sized rear garden.

EPC Rating D. Council Tax Band: C.

Terms: £1600 Deposit, 1st months rent in advance. In order to proceed with an application a holding deposit equivalent to one weeks rent will be required to hold the property whilst references are being obtained. This will be taken off of your first months rent on move in upon successful completion of the referencing process. Please contact a member of staff for further details. For more information or to book a viewing, please call (01580) 762927. We are members of The Property Redress Scheme and CMP (client money protect scheme CMP002697).

Entrance Hallway

Shower Room

Utility/Store Room
8'18 x 8'62 (2.44m x 2.44m)

Living Room
12'45 x 13'33 (3.66m x 3.96m)

Dining Room
17'40 x 9'53 (5.18m x 2.74m)

Kitchen/Breakfast Room
18'29 max x 9'27 max (5.49m max x 2.74m max)

First Floor

Landing

Bedroom 1
15'0 x 10'76 (4.57m x 3.05m)

Bedroom 2
12'44 x 11'36 (3.66m x 3.35m)

Bedroom 3
9'47 max x 8'15 max (2.74m max x 2.44m max)

Family Bathroom

Outside

Parking/Garden

Agent Note
These particulars are produced in good faith, but are intended to be a general guide only. It should also be noted that any measurements quoted are given for guidance only and are approximate and should not be relied upon for any other purpose. None of the services or appliances mentioned in these particulars have been tested unless required. Further information on broadband and mobile coverage and speeds can be found at Ofcom.org.uk/phones-and-broadband/coverage-and-speeds/Ofcom-checker/
According to the gov.uk website the property is located in an area at low or very low risk of flooding.

GROUND FLOOR

1ST FLOOR

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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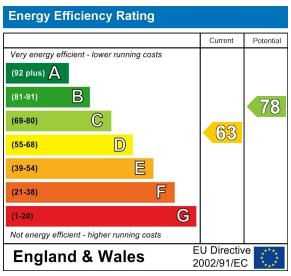

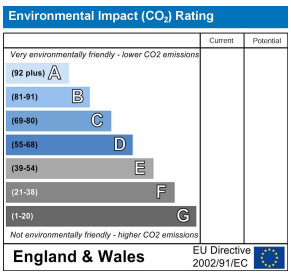

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