

Long Acre Close, Canterbury, CT2 7TE

£2,500 Per Calendar Month



5



2



1



D

## Long Acre Close

### Canterbury CT2 7TE

(STUDENT ACCOMMODATION JULY 2026-27)

This 5 bedroom mid terrace house is located in the Forty Acres area, in walking distance to the University of Kent, Canterbury West station or the town centre for those commuting students. Entrance hallway leading to large living area for socializing and relaxing. Off the living room is one double bedroom. Walking through is another bedroom to the right. Kitchen well equipped and a separate toilet and utility room, which has access to private rear garden. Leading up the staircase is the bathroom and up the top of stairs is three other double bedrooms.

Rent £2,500 (approx £500 per person).  
(Weekly rent is £115.38)

Rent is all inclusive of the following bills (gas, water, electricity, internet, TV licence).

Deposit is equal to 1 months rent - £2,500

This can be paid any time until your tenancy begins (EXCLUDING £75 Per Person Holding Deposit)

Tenancy Agreement will run from 01/07/2026 to 30/06/2027 (12 month)

Individual locks on bedrooms: Yes

All double beds: Yes

Students/sharers only

Council tax band: D

All viewings are strictly by appointment only.

Please refer to the fee's tab on our website ([www.sallyhatcher.co.uk](http://www.sallyhatcher.co.uk)) for all information on fee's and deposit options

Each applicant will require a Guarantor who lives in England, Scotland, Wales or Northern Ireland. If you are not able to provide a guarantor that meets these requirements, you should be able to use a Guarantor service such as Housing Hand or Your Guarantor (If registered to UKC)

## Ground Floor





### Entrance Hall

### Kitchen

14'9" x 7'6" (4.51m x 2.31m)

### Utility

8'4" x 4'9" (2.56m x 1.46m)

### Living/Dining Room

13'2" x 19'7" at widest point (4.02m x 5.97m at widest point)

### Bedroom 4/Reception

9'2" x 8'3" (2.80m x 2.52m)

### Bedroom 5/Reception

8'4" x 13'3" (2.56m x 4.05m)

### First Floor

### WC

### Bedroom 1

11'4" x 15'9" (3.47m x 4.81m)

### Bedroom 2

9'10" x 9'9" (3.01m x 2.98m)

### Bedroom 3

10'0" x 12'8" (3.07m x 3.87m)

### Bathroom

6'7" x 7'1" (2.01m x 2.16m)



## Floor Plan



## Viewing

Please contact us on 01227 733888 if you wish to arrange a viewing appointment for this property or require further information.

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 firm's employment has the authority to make or give any representation or warranty in respect of the property.

## Area Map



## Energy Efficiency Graph

