



17 St. Katherines Crescent, Sellindge - TN25 6FU
£1,450 pcm



17 St. Katherines Crescent

Sellindge, Ashford

Modern three bedroom semi-detached house over three floors with kitchen, separate living room, gas heating, enclosed garden, off-road parking, and single garage.

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: B

- Three bedroom semi-detached house
- Accommodation arranged over three floors
- Main bedroom with ensuite shower room
- Gas central heating
- Electric oven and induction hob
- Intergrated appliances
- Garden work is due to be done, either new grass or be converted to aggregate.
- Holding deposit £334.00
- Deposit £1673.00

Entrance hall

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Kitchen/dining room

17' 1" x 10' 5" (5.21m x 3.17m)

Living room

13' 10" x 11' 5" (4.22m x 3.48m)

Bedroom one

21' 5" x 13' 10" (6.53m x 4.22m)

Ensuite

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Bedroom two

13' 10" x 11' 2" (4.22m x 3.40m)

Bedroom three

10' 7" x 7' 1" (3.23m x 2.16m)

Bathroom

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Outside

Single garage, off-road parking Front and rear gardens

Some of the photos are historic from 2025

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Holding deposit

One week's rent. This is to reserve a property. Please Note: This will be withheld if any relevant person (including any guarantor(s)) withdraw from the tenancy, fail a Right-to-Rent check, provide materially significant false or misleading information, or fail to sign their tenancy agreement (and / or Deed of Guarantee) within 15 calendar days (or other Deadline for Agreement as mutually agreed in writing).





Laing Bennett

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DISCLAIMER - These details are for guidance only and do not form part of an offer or contract. Measurements are approximate. Laing Bennett Ltd and the Vendor/Landlord accept no liability. Services and appliances are untested. Applicants must make their own checks. Items shown may not be included. No staff have authority to give warranties.