



## VIRGO FIDELIS 76A SHORNCLIFFE ROAD FOLKESTONE, CT20 2UT

**£1,695 PER MONTH**

Nestled in the desirable West End of Folkestone, this contemporary three-bedroom Apartment on Shorncliffe Road offers a perfect blend of modern living and convenience. The property spans an impressive 915 square feet, providing ample space for tenants seeking a stylish home.

Upon entering, you are greeted by a spacious reception room that invites natural light, creating a warm and welcoming atmosphere. The well-designed layout includes three comfortable bedrooms, ideal for relaxation or as versatile spaces for work and study. The property boasts two modern bathrooms, ensuring convenience for all residents.

One of the standout features of this home is the balcony off the lounge, providing a delightful outdoor space to enjoy fresh air and views. The apartment is unfurnished, allowing you the freedom to personalise it to your taste. The kitchen is equipped with integrated Bosch appliances, including a washing machine, dishwasher, fridge freezer, induction hob, and oven, making it a dream for any

**WEST END  
ESTATES**  
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	85	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

EPC Rating: B    Council Tax Band: C

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

West End Estates Folkestone  
7 Sapper Row  
Folkestone  
Kent  
CT20 3WT

01303 478777  
office@westend-estates.co.uk

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