

36 Larch Close
Canterbury
CT3 4GE

£1,375 PCM

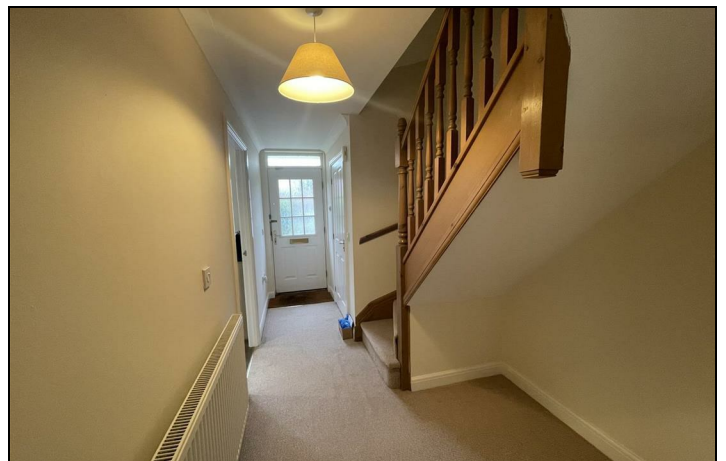
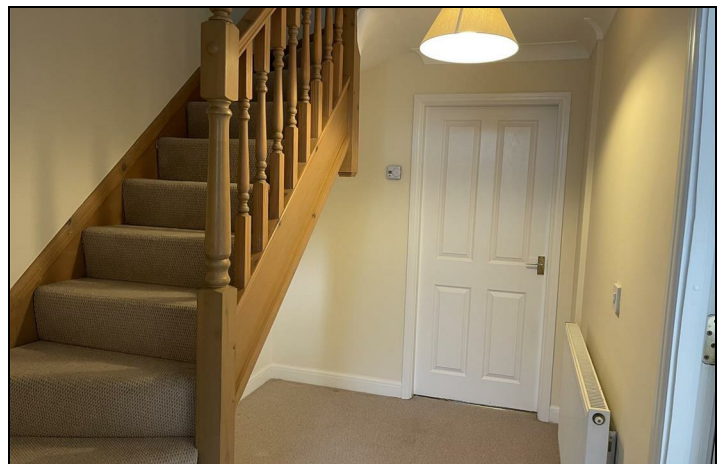
Finn's
82 Castle Street
Canterbury
CT1 2QD
t: 01227 452111
e: canterbury@finns.co.uk
www.finns.co.uk



A very well presented four bedroom town house situated on the outskirts of Canterbury with excellent links to both Canterbury and Thanet areas. Accommodation is arranged over three floors. The ground floor comprises of entrance hallway, WC, kitchen/diner and living room with French doors leading to the most attractive small landscaped garden. On the first floor there are two double bedrooms, one single bedroom and a family bathroom. Three of the bedrooms benefit from large built in wardrobes. On the second floor there is a master suite with a large built in wardrobe and a spacious shower room. Outside there is a very attractive enclosed garden and a small timber shed for storage. The property benefits from two allocated parking spaces close to the property with further unrestricted parking on street.

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- Four bedroom town house
- Excellent location for local schools and amenities
- Family bathroom and en-suite
- Available 1st April 2024
- One small family pet considered
- Off street parking
- Deposit £1580
- EPC C
- Council Tax Band D

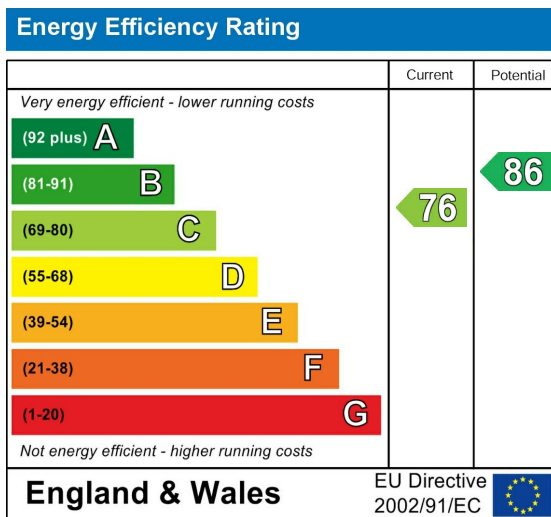


Viewing: By appointment through Finn's, Canterbury - Telephone:
01227 452111

Council Tax: D

Date: These particulars were prepared on: 25th April 2024





Agent's Note: Wherever appliances or services, fixtures or fittings have been mentioned in these particulars they have not been tested by us. Measurements should not be relied upon. Unless specifically referred to above all fitted carpets, curtains, fixtures and fittings and garden outbuildings and ornaments are excluded from the sale. None of the statements in these particulars are to be relied upon as statements or representatives of fact. Photographs are for guidance only and do not imply items shown are included in the sale - some aspects may have changed since they were taken. No person in the employment of Finn's has authority to give any representation or warranty in relation to this property.

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