

£975 pcm

Monks Walk, Charing, TN27 0HT



- Available To View Now
- Cul-De-Sac location
- Double Glazing
- Gas Central Heating
- Good Sized Bedrooms
- Modern Fitted Kitchen
- Neutral Decor Throughout
- Sought After Location
- Un-Furnished
- White Bathroom Suite



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If you want something a little bit special, then look no further!

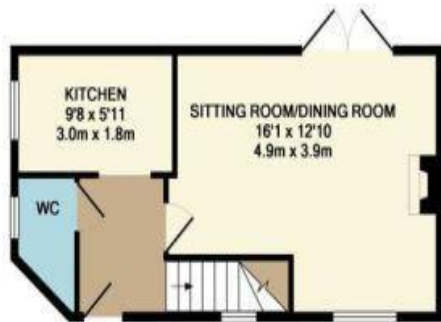
Our client is looking for a professional working person to take care of this very well presented home. On the ground floor is the entrance hall with stairs to the first floor, downstairs cloakroom with useful storage cupboard, modern fitted kitchen with washing machine and integrated NEFF hob, oven, dishwasher and fridge freezer as well! The large lounge diner has a wonderful gas fired stove as a central feature with further wall lighting and as well as the window to the front there are the french doors to the rear opening out on to the courtyard garden.

The first floor landing has doors to all 3 bedrooms which are spacious and bedrooms 1 & 2 have built in wardrobes, airing cupboard and the very modern shower room. Other benefits to note are gas central heating, UPVC double glazing and 2 car parking.

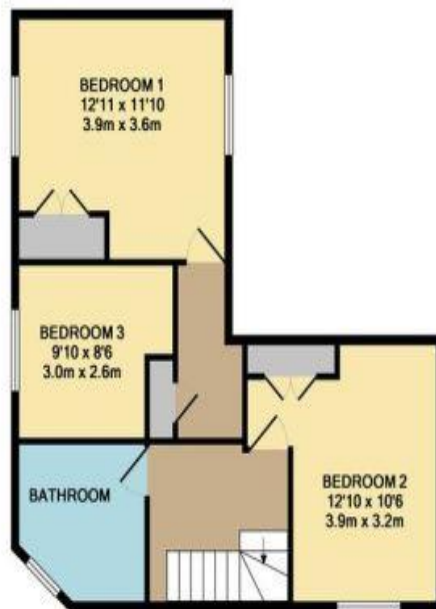
This superb home is ideally situated for access to the village with its selection of shops and also the mainline railway station. From the main bedroom there are views across the park and there are plenty of walks surrounding the whole area.

The property is available for immediate viewings so call or email us today to arrange yours!

+++ LANDLORD STIPULATES NO HOUSING BENEFITS, PETS OR SMOKERS +++



GROUND FLOOR
APPROX. FLOOR
AREA 321 SQ.FT.
(29.9 SQ.M.)



1ST FLOOR
APPROX. FLOOR
AREA 522 SQ.FT.
(48.4 SQ.M.)

TOTAL APPROX. FLOOR AREA 843 SQ.FT. (78.3 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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.
Made with Metropix ©2013

Kitchen 3.0m x 1.8m (9'10" x 5'11")

Lounge/Diner 4.9m x 3.9m (16'1" x 12'10")

Bedroom 1 3.9m x 3.6m (12'10" x 11'10")

Bedroom 2 3.9m x 3.2m (12'10" x 10'6")

Bedroom 3 3.0m x 2.6m (9'10" x 8'6")

Energy Efficiency Rating		Environmental Impact Rating	
Current	Potential	Current	Potential
<p>Very energy efficient - lower running costs</p> <p>A (92-100)</p> <p>B (81-91)</p> <p>C (69-80)</p> <p>D (55-68) ← 68</p> <p>E (39-54)</p> <p>F (21-38)</p> <p>G (1-20)</p> <p>Not energy efficient - higher running costs</p>		<p>Very environmentally friendly - lower CO2 emissions</p> <p>A (92-100)</p> <p>B (81-91)</p> <p>C (69-80)</p> <p>D (55-68) ← 63</p> <p>E (39-54)</p> <p>F (21-38)</p> <p>G (1-20)</p> <p>Not environmentally friendly - higher CO2 emissions</p>	
<p>UK</p> <p>EU Directive 2002/91/EC</p>		<p>UK</p> <p>EU Directive 2002/91/EC</p>	

DISCLAIMER:
Under the Property Misdescription Act 1991 we endeavour to make our property details accurate and reliable but they should not be relied upon as statements or representations of fact and they do not constitute any part of an offer of contract. The owner does not make any representations to give any warranty in relation to the property and we have no authority to do so on behalf of the them. Services, fittings and equipment referred to in the property details have not been tested (unless otherwise stated) and no warranty can be given as to their condition. We strongly recommend that all the information which we provide about the property is verified by yourself or your advisers. Under the Estate Agency Act 1991 you will be required to give us financial information in order to verify your financial position before we can recommend any offer to the owner.