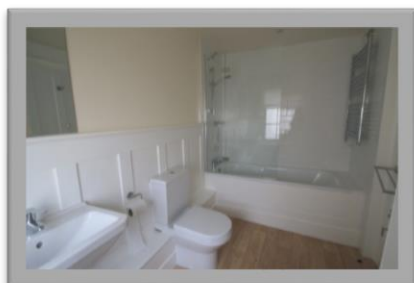




TEL 01580 715400

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## STONE STREET, CRANBROOK, KENT

- Three Bedroom Period Apartment
- Recently Refurbished to High Spec
- Spacious Light Filled Sitting Room
- Fully Fitted Kitchen/Breakfast
- Cloakroom
- Three Double Bedrooms
- Family Bathroom with Shower
- Walking Distance to Amenities
- Parking Close By
- Cranbrook School Catchment Area

**AVAILABLE AUGUST 2017** This light filled, beautifully presented Grade II listed character apartment is located within walking distance of all amenities in town. Refurbished to a high specification throughout and tastefully redecorated, the property offers brand new carpets, new double glazing and new kitchen appliances. Centrally located for convenient easy access to all shops. Free public parking can be found nearby at Tanyard, Jockey Lane and the Co-Op car parks.

Utilities: Mains electricity, water and drainage. Electric heating throughout. Council Tax Band 'C'. No pets.

**£925 Per Calendar Month**

## Letting fees information

The asking rent does not include letting fees. Depending on your circumstances and the property you select, the letting agent may also apply the following upfront fees:

1. general administration fees of £250 inclusive of VAT, this covers costs of referencing and drawing up of tenancy agreement
2. An admin fee £90 inclusive of VAT for the drawing up of tenancy extensions
3. Check-out inventory fees at the end of the tenancy
4. Guarantor arrangement/application fees
5. Pets disclaimer fees/additional pet deposit

Fees may be charged on a per person, or per property, basis and will vary from agent to agent, so confirm before viewing.