

## APARTMENT 7, 12A SANDGATE ROAD FOLKESTONE, CT20 1DP

**£995 PER MONTH**

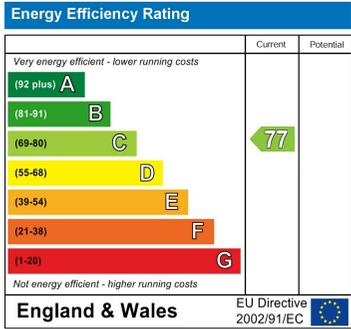
Welcome to this charming part-furnished studio apartment located on Sandgate Road in the heart of Folkestone.

As you enter the apartment, you will find a well-designed reception area that seamlessly integrates with the sleeping space, creating a warm and inviting atmosphere. The contemporary design and thoughtful layout ensure that every inch of space is utilised effectively.

One of the standout features of this property is that both water and heating bills are included, offering you peace of mind and simplifying your monthly expenses. This is particularly advantageous for those who prefer a hassle-free living experience.

# WEST END ESTATES

LETTINGS AND PROPERTY MANAGEMENT



**EPC Rating: C    Council Tax Band: A**

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

<div style="background-color: white; width: 20px; height: 40px; margin-bottom: 10px;"></div> <p>West End Estates Folkestone 7 Sapper Row Folkestone Kent CT20 3WT</p>	<p>01303 478777 office@westend-estates.co.uk</p>	<div style="border: 1px solid white; padding: 10px;"> <h1 style="margin: 0;">WEST END ESTATES</h1> <p style="margin: 0; font-size: small;">LETTINGS AND PROPERTY MANAGEMENT</p> </div>
---	--	--