



Emerald Crescent, Sittingbourne

Per Calendar Month £1,050

Per Calendar Month

## Key Features

- One Bedroom Second Floor Flat
- Fantastic Location
- Parking for 1 Car
- Well Presented
- Large Storage Cupboard
- Open Plan Kitchen
- EPC Rating B
- Council Tax Band C
- Deposit £1211

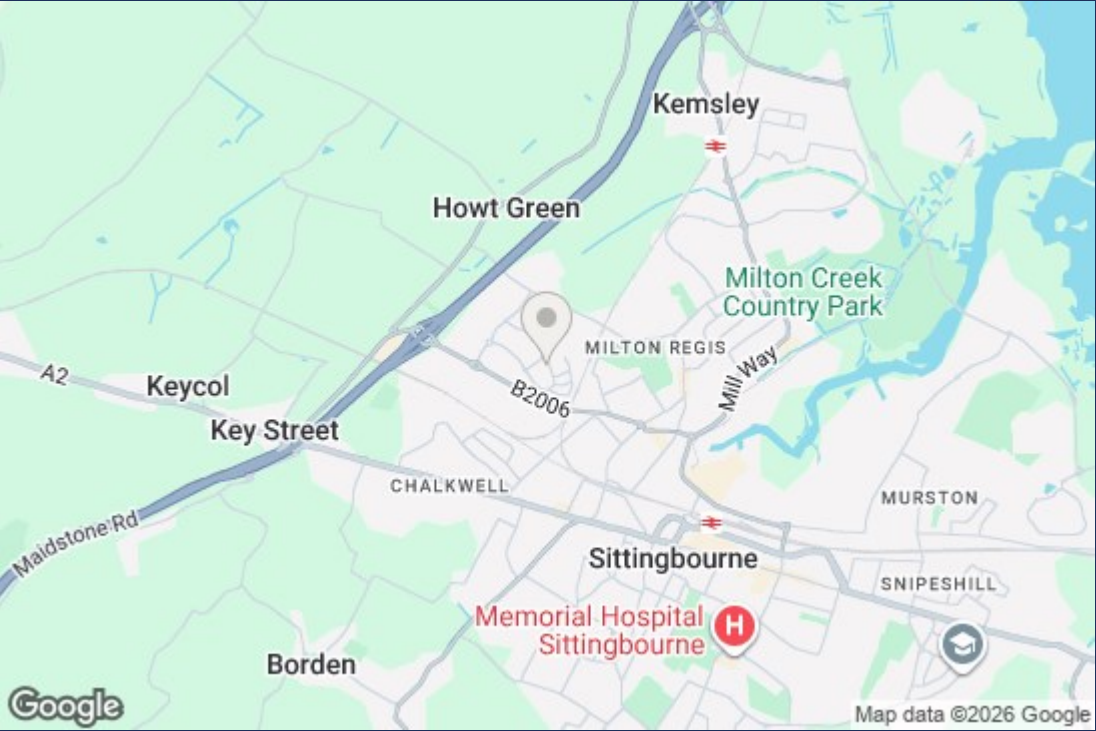




## Property Summary

Nestled in the charming area of Emerald Crescent, Sittingbourne, this delightful one-bedroom flat offers a perfect blend of comfort and convenience. As a purpose-built property, it has been designed with modern living in mind, making it an ideal choice for individuals or couples seeking a cosy home.

Upon entering the flat, you will be greeted by a welcoming atmosphere that is both stylish and functional. The living space is well-proportioned, providing ample room for relaxation and entertaining. The bedroom is a tranquil retreat, offering a peaceful haven to unwind after a long day.





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b> <span style="float: right;">EU Directive 2002/91/EC </span>		
Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
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Not environmentally friendly - higher CO <sub>2</sub> emissions		
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Lamborn & Hill have produced these details in good faith and believe they provide a fair and accurate description of the property being marketed. Following inspection and prior to financial commitment prospective buyers should satisfy themselves as to the property's suitability and make their own enquiries, relating to specific points of importance for example condition of items, permissions, approvals and regulations. The accuracy of these details are not guaranteed and they do not form part of any contract.

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