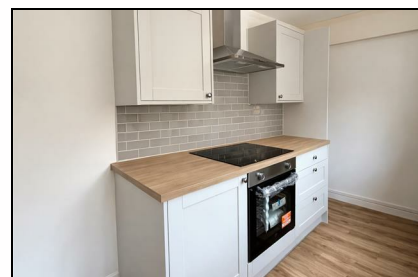


Valley Road  
Canterbury  
CT4 6PN

£1,200 Per Month

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



A charming two-bedroom cottage tucked away on a private estate in the village of Barham. The property has recently undergone a full refurbishment, including a brand-new kitchen and bathroom, fresh decoration throughout, and new flooring. On entering the cottage, the newly fitted galley kitchen is located to the right and features a large window overlooking the private patio area. The spacious living room faces the front of the property and also benefits from a useful understairs storage cupboard. Upstairs, there are two well-proportioned double bedrooms and a modern shower room. Additional benefits include gas central heating and off-road parking for two vehicles. Barham is a picturesque village located approximately six miles southeast of Canterbury and eight miles north of Folkestone, offering convenient access to the A2. The village provides a range of local amenities including a primary school, shop, post office, and village hall.

- Charming 2 Bedroom Cottage
- Located on a Private Estate
- Fully refurbished
- Brand new kitchen, bathroom and flooring
- Gas Central Heating
- Patio area and off road parking for 2 vehicles
- Deposit £1,380.00
- EPC Band D
- Council Tax Band C
- Available now



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		<b>100+</b>
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>	<b>57</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>	EU Directive 2002/91/EC	

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

Council Tax: C

Date: These particulars were prepared on: 16th April 2026

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.

FINN'S CANTERBURY  
82 Castle Street  
Canterbury  
Kent CT1 2QD  
Lettings: 01227 452111

FINN'S SANDWICH  
2 Market Street  
Sandwich  
Kent CT13 9DA  
Lettings: 01304 614471

FINN'S ST NICHOLAS AT WADE  
The Packhouse  
Wantsum Way  
St Nicholas at Wade  
Kent CT7 0NE  
01843 848320

