



London Street, Folkestone, Kent

SEMI DETACHED HOUSE | LOUNGE | DINING AREA | KITCHEN | REAR GARDEN | SINGLE GARAGE | 3 BEDROOMS | EPC BANDING F

Guide Price - £330,000 to £340,000



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DESCRIPTION

Hunters are pleased to offer for sale this beautifully presented semi detached family house in the sought after location close to Folkestone Harbour Arm and the surrounding local facilities. The ground floor offers light and airy living space comprises of spacious Entrance Porch, L-shaped lounge with dining area leading to the fitted kitchen which has a pantry cupboard and additional storage cupboard. In addition, there is the most beautiful, quality built Conservatory which is a real WOW factor to the property. The Upper floor provides modern family bathroom and three bedrooms. There is a paved rear garden. To the front there is a driveway providing parking leading to single garage and steps up to the front door with low maintenance stoned areas. The property is located close to Folkestone Harbour which offers access to local restaurants, eateries and cafés on the Harbour Arm and the Creative Quarter and cobbled Old High Street with its range of independent shops. The M20 is a short drive away and has access to the Channel Tunnel and the Port of Dover. The mainline train station offers a 54 minute journey time to St. Pancras



Porch 1.94m x 1.24m

Lounge 6.60m x 4.51m

Conservatory 4.17m x 2.38m

Fitted Kitchen 2.78m x 2.52m

Bedroom 3.75m x 3.26m

Bedroom 3.35m x 2.79m

Bedroom 2.74m x 2.60m

Bathroom 1.94m x 1.80m



Energy Performance Certificate

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

DISCLAIMER

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

Do you have a property
to sell or let?

If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.



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OPENING HOURS

9.30am-5.30pm Monday to Friday and
9am-5pm Saturday



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