



Dover Road  
Sandwich  
Kent  
CT13 0DA

Offers In Excess Of £430,000

bettermove



# Dover Road Sandwich

Bettermove are proud to present this 1 bedroom detached bungalow in the sought after area of Sandwich.

The property benefits from double glazing, gas central heating throughout and has ample off street parking available.

The council tax band is C.

The interior of this beautifully presented property comprises a spacious living room, fitted kitchen, 1 bedroom and the bathroom with fully fitted steam room. There is also vast space in the loft. The exterior boasts a private rear garden, perfect for enjoying the summer months.

Located in the popular town of Sandwich, the property is close to a range of amenities, including shops, supermarkets, restaurants and pubs. Excellent transport connections can be found from the A256, Sandwich train station and local bus routes.

This exciting opportunity should not be missed! All enquiries can be made through Bettermove on 0330 004 0050.

You can secure the purchase today by paying an exclusivity fee of £1,000 which gives you the rights to purchase within a given timeframe.

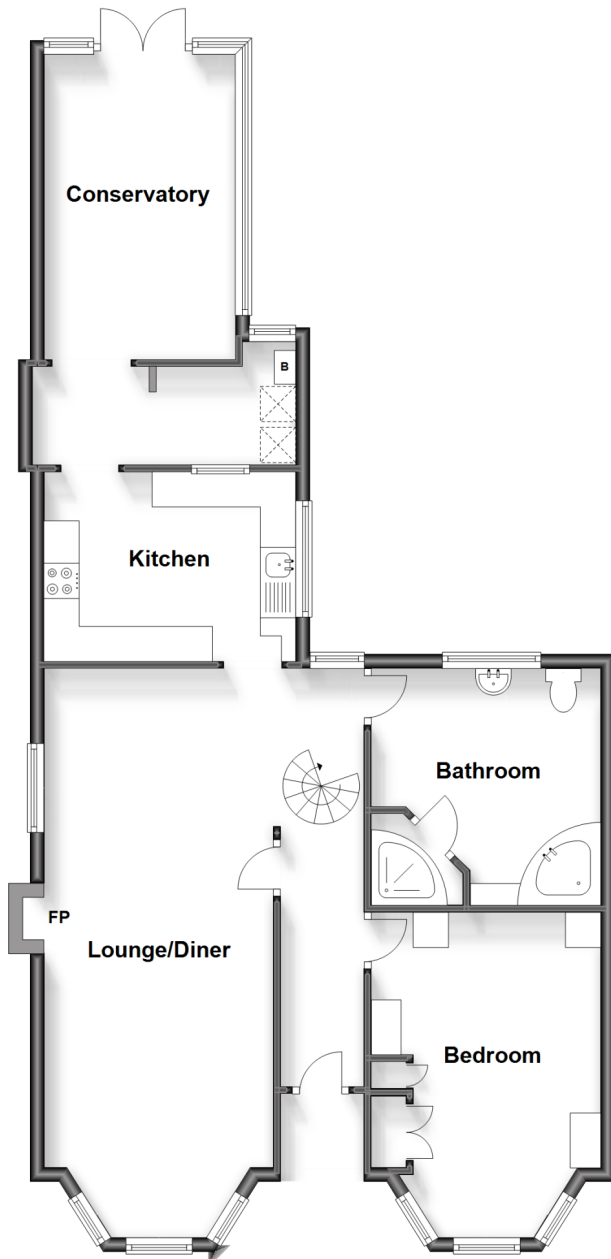
Paying this fee ensures that the seller takes their property off the market and reserves it exclusively for you, therefore eliminating the risk of gazumping and aborted costs.

The exclusivity fee is returned to you upon successful completion of the property.



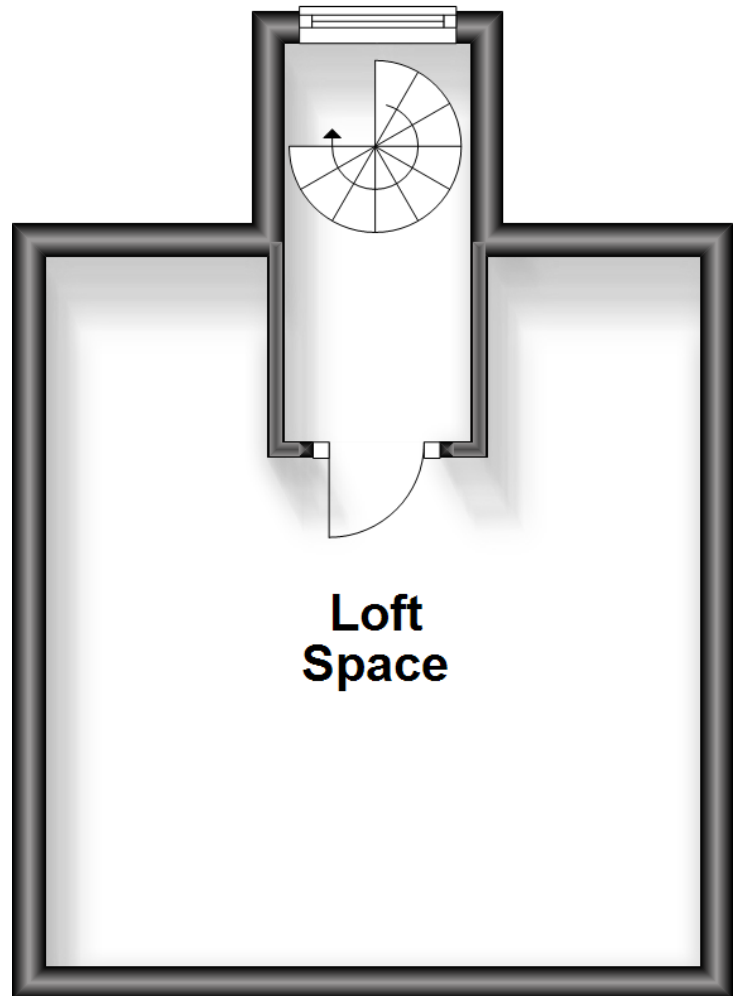
## Ground Floor

Approx. 86.1 sq. metres (927.1 sq. feet)



## Loft

Approx. 20.2 sq. metres (217.7 sq. feet)



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		64
(39-54) <b>E</b>	44	
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales		
EU Directive 2002/91/EC		





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