

35 Church Road

Folkestone
CT20 3LQ

£295,000 FREEHOLD

DRAFT DETAILS... FOR SALE WITH BURNAP + ABEL... Burnap + Abel are delighted to offer this three bedroom mid-terraced house situated in a popular residential location in Cheriton. The property is in our opinion in average decorative order throughout and offers a lounge, dining room, kitchen, family bathroom and three bedrooms. Additional benefits include a large south-facing rear garden, double glazing and gas central heating. For your chance to view call sole agent Burnap + Abel now on 01303 258590.

Please note the property is now no longer empty and has a tenant living in the property who has been given notice.



Entrance Hall

Lounge

12' 7" x 11' 1" (3.84m x 3.38m)

Dining Room

14' 6" x 10' 2" (4.42m x 3.10m)

Kitchen

10' 0" x 7' 11" (3.05m x 2.41m)

Bathroom

7' 3" x 5' 6" (2.21m x 1.68m)

First Floor Landing

Bedroom One

14' 6" x 10' 7" (4.42m x 3.23m)

Bedroom Two

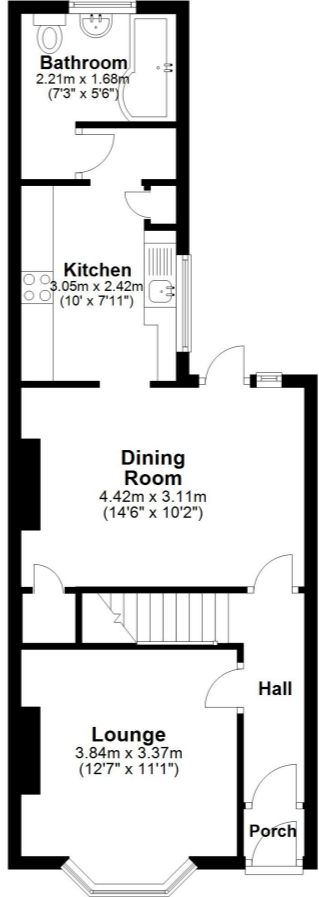
11' 3" x 10' 3" (3.43m x 3.12m)

Bedroom Three

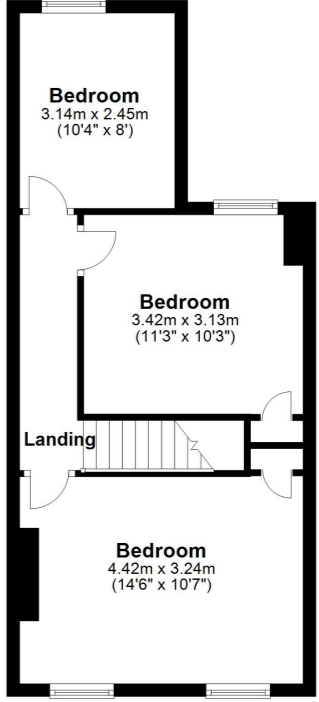
10' 4" x 8' 0" (3.15m x 2.44m)

Rear Garden

Ground Floor
Approx. 46.6 sq. metres (501.8 sq. feet)



First Floor
Approx. 38.8 sq. metres (417.3 sq. feet)



Total area: approx. 85.4 sq. metres (919.1 sq. feet)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. Plan produced using PlanUp.

