

## **23 Pay Street**

DENSOLE, Folkestone  
CT18 7DN

**£400,000 FREEHOLD**

FOR SALE WITH BURNAP + ABEL... Burnap + Abel are delighted to offer this three bedroom detached house situated in the sought after location of Pay Street in Densole. The property has been renovated throughout by the current owners and offers a lounge, second reception room, kitchen, dining room, ground floor W.C, three bedrooms and family bathroom. Additional benefits include off road parking for multiple vehicles, integral garage, private rear garden, double glazing and gas central heating. For your chance to view call sole agent Burnap + Abel now on 01303 25890.



**Porch**

**Entrance Hall**

**Lounge**

15' 7" x 12' 4" (4.75m x 3.76m)

**Reception Two**

11' 1" x 10' 6" (3.38m x 3.20m)

**Kitchen/Dining Room**

19' 0" x 11' 11" (5.79m x 3.63m)

**W.C**

**First Floor Landing**

**Bedroom One**

11' 11" x 10' 5" (3.63m x 3.17m)

**Bedroom Two**

13' 9" x 10' 5" (4.19m x 3.17m)

**Bedroom Three**

10' 5" x 9' 0" (3.17m x 2.74m)

**Bathroom**

8' 7" x 6' 2" (2.62m x 1.88m)

**Off Road Parking**

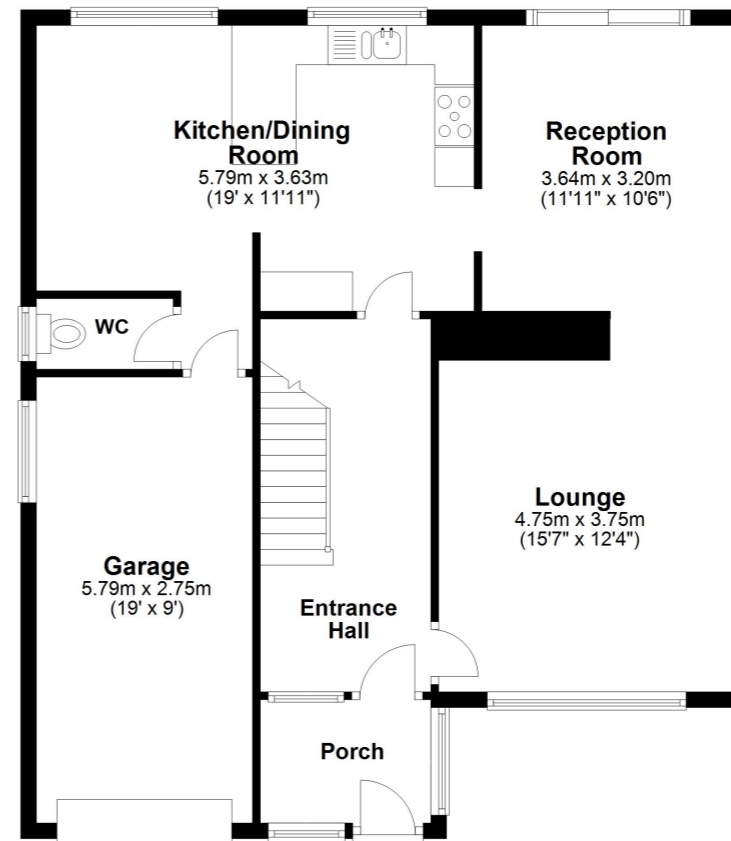
**Garage**

19' 0" x 9' 0" (5.79m x 2.74m)

**Rear Garden**

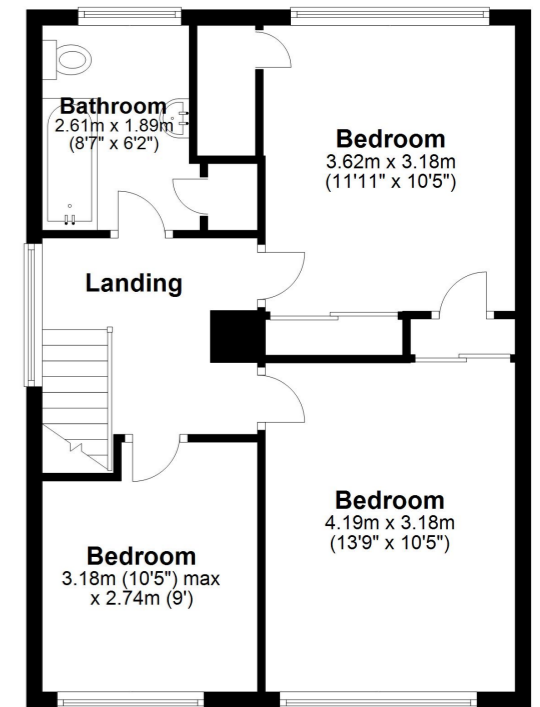
**Ground Floor**

Approx. 85.2 sq. metres (917.1 sq. feet)



**First Floor**

Approx. 50.4 sq. metres (542.2 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.

