







An impressive four bedroom substantial home which has been fully refurbished and extended to provide light and bright accommodation that would suit the needs of any modern family.

Accommodation comprises: Ground Floor - Entrance foyer giving access to the hall, spacious double aspect living room with French doors leading to the rear garden, family/dining room, large open plan kitchen with dining area and French doors to the rear garden, utility room and WC. First Floor - Landing, Bedroom one with door leading to en suite shower room/WC. Luxury shower/bathroom/WC. Outside: To the front of the property there is a large driveway providing plenty of parking. Large rear garden laid to lawn with a sun terrace. EPC Rating: C

**Offers in Excess of £550,000**

**Tenure** Freehold

**Property Type** Detached House

**Receptions** 2

**Bedrooms** 4

**Bathrooms** 1

**Parking** Driveway

**EPC Rating** C

**Council Tax** Band E

Folkestone And Hythe District Council



## Situation

The property is situated on Stone Street in the village of Lympne. The village offers a thriving community and amenities including: shop with Post Office, primary school, pub and bus service into Hythe. The coastal town of Hythe offers a variety of high street shops and supermarkets. There are also several sports facilities, clubs, societies and a splendid seafront with many walks. Good access to M20 and Channel Tunnel. High speed rail connections into London St Pancras are via Folkestone and Ashford.

## The accommodation comprises

### Ground floor

#### Foyer

2.19m x 1.26m (7' 2" x 4' 2")

#### Hall

1.97m x 3.43m (6' 6" x 11' 3")

#### Family room

3.42m x 3.42m (11' 3" x 11' 3")

#### Living room

3.71m x 5.45m (12' 2" x 17' 11")

#### Kitchen

3.67m x 6.66m (12' 0" x 21' 10") open plan:

#### Dining area

2.05m x 2.98m (6' 9" x 9' 9")





### Utility

1.95m x 1.87m (6' 5" x 6' 2")

### WC

## First floor

### Landing

1.97m x 4.88m (6' 6" x 16' 0")

### Bedroom one

3.42m x 6.32m (11' 3" x 20' 9")

### En suite shower room

1.91m x 1.99m (6' 3" x 6' 6")

### Bedroom two

3.42m x 3.77m (11' 3" x 12' 4")

### Bedroom three

3.71m x 2.78m (12' 2" x 9' 1")

### Bedroom four

3.72m x 2.57m (12' 2" x 8' 5")

### Bath/Shower room

## Outside

### Parking

Large driveway with lawn and garavelled areas.

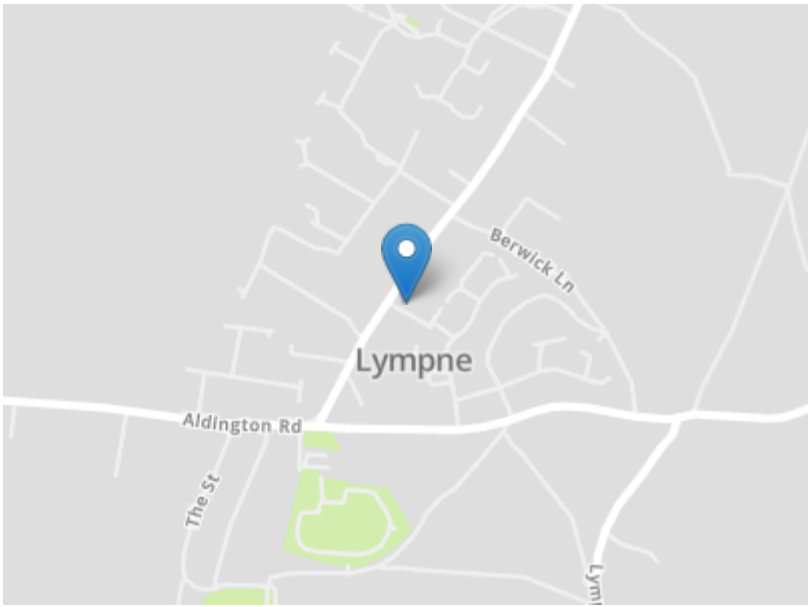
### Garden

Generous rear garden





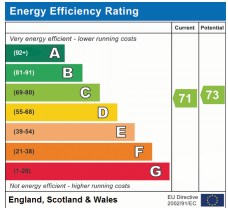




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