



## 4 Moat Farm Road

Folkestone  
CT19 5DJ

**£325,000 FREEHOLD**

FOR SALE WITH BURNAP + ABEL... Nestled within one of Folkestone's most desirable residential areas, this beautifully presented three-bedroom semi-detached chalet bungalow combines refined comfort with exceptional convenience. Positioned within walking distance of Folkestone Central Train Station—offering high-speed links to London—and the vibrant town centre, this elegant home is perfectly suited to modern family living. Step inside to discover a spacious and light-filled interior, thoughtfully arranged for both relaxation and entertaining. The inviting lounge provides a warm and comfortable setting, while the separate dining room offers an ideal space for family meals or hosting guests. The well-appointed kitchen offers space for the cooking enthusiast. A charming conservatory creates a versatile area that opens onto the garden—perfect for enjoying the afternoon sun. The accommodation comprises three bedrooms: a generous double bedroom and a single bedroom on the ground floor, plus a further double bedroom upstairs, providing flexibility for family, guests, or home office use. A contemporary shower room completes the ground floor layout. Outside, the property continues to impress with a detached garage and ample off-road parking for multiple vehicles—a rare luxury in such a central location. The private garden offers an inviting outdoor retreat for relaxing or entertaining in style. Combining peaceful residential living with easy access to Folkestone's coastal charm, boutique shops, restaurants, and excellent transport links, Moat Farm Road represents an outstanding opportunity to enjoy the very best of Kentish living.





Entrance Hall

Lounge

15' 10" x 12' 5" (4.83m x 3.78m)

Dining Room

13' 4" x 9' 5" (4.06m x 2.87m)

Kitchen

10' 8" x 9' 10" (3.25m x 3.00m)

Conservatory/Sun Room

8' 6" x 8' 0" (2.59m x 2.44m)

Shower Room

6' 6" x 5' 5" (1.98m x 1.65m)

Bedroom One

10' 0" x 8' 11" (3.05m x 2.72m)

Bedroom Two

8' 11" x 6' 11" (2.72m x 2.11m)

First Floor Landing

Bedroom Three

14' 7" x 13' 4" (4.45m x 4.06m)

Garage

17' 5" x 8' 4" (5.31m x 2.54m)

Off Road Parking

Rear Garden

