







A superb extended detached bungalow offering spacious and light-filled accommodation, ideal for modern family living. At the heart of the home is a stunning triple-aspect kitchen/dining room featuring a vaulted ceiling, high-quality fittings, and bi-folding glazed doors that open onto the garden, creating a fantastic space for family meals, entertaining, or simply enjoying the outdoors. The kitchen is thoughtfully designed with ample storage, generous worktop space, and room for a large dining table. The property also includes a welcoming entrance porch, a large living room perfect for relaxing together, a separate utility room, and a convenient WC. A wide hallway leads to four generously sized bedrooms, including a bedroom with an en suite and another with glazed doors leading directly to the garden. Occupying a generous plot, the bungalow boasts a private, fenced garden with a large open area and separate good sized area ideal for storage, potting or simply . There is an integral garage approached over a driveway providing off road parking. EPC RATING = D



Guide Price £595,000

Tenure Freehold

Property Type Detached Bungalow

Receptions 1

Bedrooms 4

Bathrooms 2

EPC Rating D

Situation

The property is situated in the popular residential location of 'Silverlands Road' The village of Lyminge is nestled in the spectacular North downs it has a wonderful semi-rural feel, with an abundance of beautiful walks nearby and benefitting from the amenities the village has to offer. There is a Post Office & Convenience Shop, hairdressers, two Doctors surgeries, Chemist and Primary School. The village offers various clubs and societies and there are good bus links to both Canterbury and Folkestone. Lyminge is a thriving community with lots of activities for all ages. In the nearby town of Folkestone there are mainline railway stations with High Speed services to London.

Entrance Porch

Lounge

21' 7" x 17' 11" (6.58m x 5.46m)

Utility area with door to cloakroom/WC

6' 8" x 5' 10" (2.03m x 1.78m)

Kitchen/dining room

12' 11" x 23' 8" (3.94m x 7.23m)

Bedroom one

20' 5" x 10' 4" (6.23m x 3.16m)

Bedroom two

11' 9" x 12' 11" (3.58m x 3.93m)





Bedroom three

14' 4" x 9' 10" (4.37m x 3.00m) Door to:

Ensuite shower room/WC

Bedroom four

14' 4" x 8' 4" (4.37m x 2.54m)

Hallway

Family shower/bathroom/WC

9' 0" x 7' 1" (2.74m x 2.16m)

Outside

Garage and driveway parking

19' 1" x 11' 7" (5.82m x 3.53m)

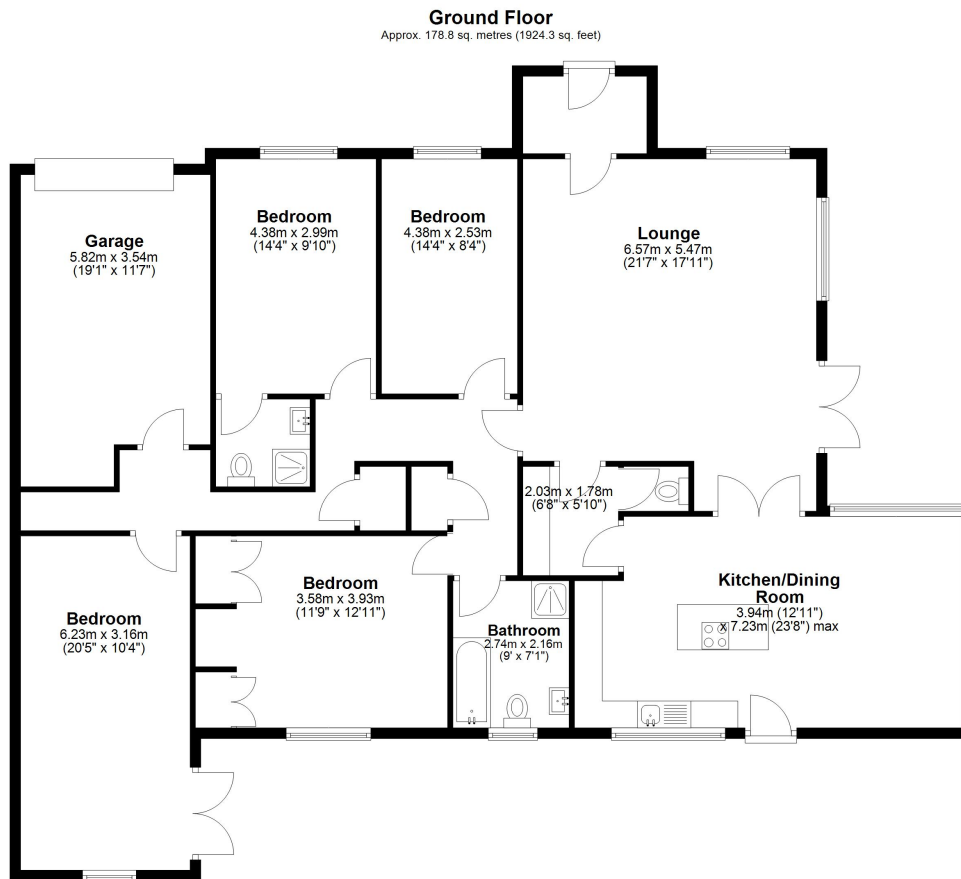
Gardens

The open plan front garden is laid to lawn, with a central pathway leading to the front door, creating a welcoming first impression. There is a generously sized and well-enclosed garden which offers excellent privacy and an ideal space for entertaining, relaxing, or enjoying family time. Accessed directly from both the kitchen and bedroom one, there is an additional private outdoor area, perfect as a more secluded garden. This versatile space is ideal for quiet moments, potting plants, hanging out laundry, or convenient storage.









Total area: approx. 178.8 sq. metres (1924.3 sq. feet)

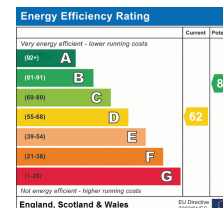
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Plan produced using PlanUp.



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