



## 8 Victoria Road

Folkestone  
CT19 5AT

**£350,000 FREEHOLD**

DRAFT DETAILS...FOR SALE WITH BURNAP + ABEL... OPEN HOUSE SATURDAY 11th FEBRUARY... Burnap + Abel are delighted to offer this large four/five bedroom terraced house situated just a couple of minute walk from Folkestone Central Railway Station. The property is in our opinion in good decorative order and the accommodation is separated over three floors. The property offers a large lounge/diner, kitchen, family bathroom, separate WC, four bedrooms and additional study/fifth bedroom. Additional benefits include gas central heating, double glazing and private rear garden. For your chance to view call sole agent Burnap and Abel now on 01303 258590.





Entrance Hall

Lounge

15' 2" x 11' 3" (4.62m x 3.43m)

Dining Room

11' 10" x 9' 1" (3.61m x 2.77m)

Kitchen

12' 10" x 8' 9" (3.91m x 2.67m)

First Floor Landing

Bedroom One

15' 1" x 14' 11" (4.60m x 4.55m)

Bedroom Two

11' 9" x 9' 0" (3.58m x 2.74m)

W.C

Bathroom

8' 11" x 8' 1" (2.72m x 2.46m)

Second Floor Landing

Bedroom Three

10' 2" x 10' 0" (3.10m x 3.05m)

Bedroom Four

12' 1" x 9' 1" (3.68m x 2.77m)

Bedroom Five/Study

11' 3" x 7' 4" (3.43m x 2.24m)

Rear Garden



Total area: approx. 122.9 sq. metres (1323.4 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.

