

A simply stunning extended, renovated and remodelled five bedroom home with an expansive and inviting light-filled interior set in a most sought after quiet location in Hythe enjoying far reaching views over the town and sea. Accommodation: Ground floor - Covered entrance, welcoming entrance hall, family room with open fireplace, study/bedroom five, utility/cloak/shower room, Bright and stylish kitchen with central island being open plan to the living/dining room with impressive remote controlled gas stove and sliding doors to the garden, side lobby. First floor- Landing, The generously sized main bedroom offers a perfect blend of comfort and style benefiting from a full wardrobe range and a door to en suite shower room/WC. Three further light and bright double bedrooms with eaves storage, luxury shower/bathroom/WC. Outside - Lawn to the front with well stocked border beds and central path, detached garage accessed over driveway providing off road parking. Lovely large rear garden with composite sun terrace, lawn and well stocked border beds. EPC Rating = E



**Guide Price £775,000**

**Tenure** Freehold

**Property Type** Detached House

**Receptions** 2

**Bedrooms** 5

**Bathrooms** 3

**Heating** Gas

**EPC Rating** E

**Council Tax** Band F

Folkestone And Hythe District Council

## Situation

This property is situated in the popular 'Fairlight Road' on Hythe's hillside. The town is a cinque port with a bustling centre which is brimming with bespoke shops, coffee shops, pubs and restaurants. There is a Waitrose and Sainsbury's. The property is conveniently close to the High Street, Royal Military Canal and beach. The village of Saltwood is only a short distance up the hill offering an active village community, newsagents/general store, The Castle Hotel, Michelin star restaurant, village hall, highly regarded primary and secondary schools, the latter with performing art status. Folkestone lies to the East with High Speed Rail service to London, with a journey time to St Pancras of less than an hour. The M20 motorway network and the Channel Tunnel Terminal at Cheriton are within easy reach. There are great bus services to many wonderful destinations such as the Cathedral City of Canterbury (approximately 18 miles) and the historic town of Rye (approximately 22 miles).

## The accommodation comprises

### Ground floor

#### Entrance hall

#### Reception room

12' 11" x 11' 6" (3.94m x 3.51m)

#### Living/Dining room

27' 10" x 12' 0" (8.48m x 3.66m)

#### Kitchen

24' 2" x 12' 3" (7.37m x 3.73m)

#### Rear lobby







## Utility

8' 8" x 4' 7" (2.64m x 1.40m)

## WC

## Study/Bedroom

## First floor

### Landing

### Bedroom one

24' 4" x 14' 3" (7.42m x 4.34m)

### En suite shower room

### Bedroom two

13' 6" x 11' 10" (4.11m x 3.61m)

### Bedroom three

13' 6" x 11' 10" (4.11m x 3.61m)

### Bedroom four

12' 10" x 8' 7" (3.91m x 2.62m)

## Bathroom



## Outside

### Detached garage and driveway

14' 7" x 7' 0" (4.45m x 2.13m)

### Attractive front and rear garden









Approximate Gross Internal Area (Excluding Eves Storage) = 216 sq m / 2327 sq ft  
Garage = 10 sq m / 103 sq ft

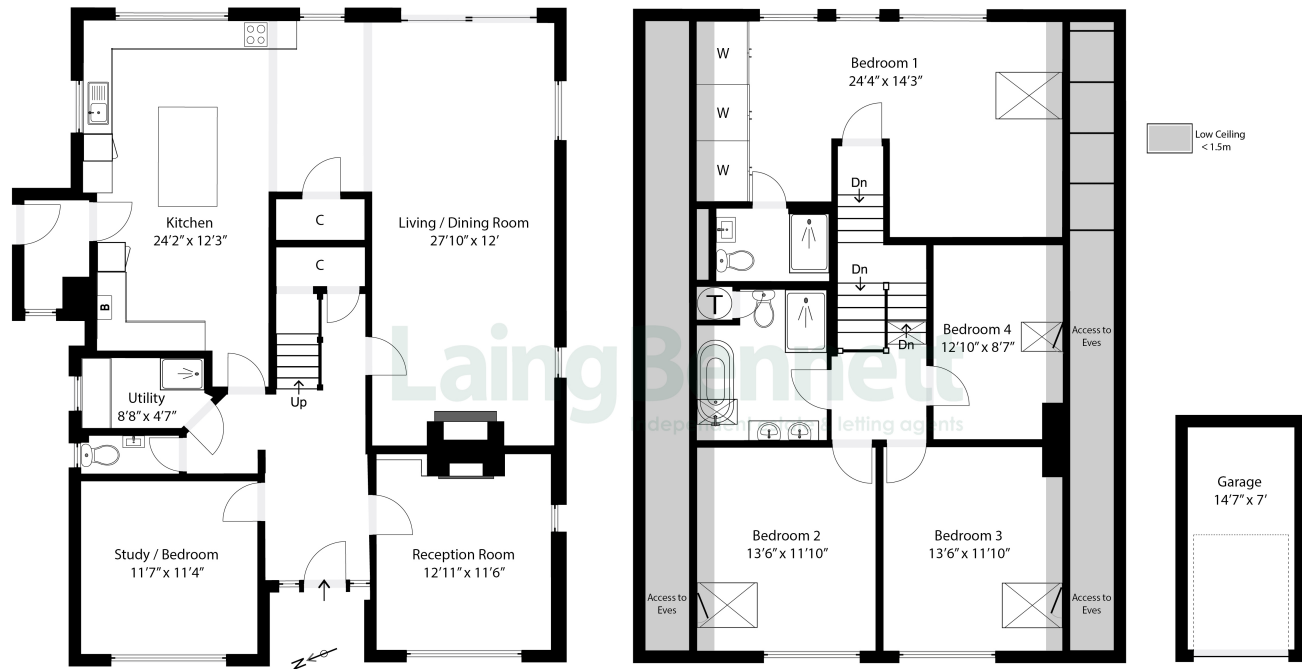
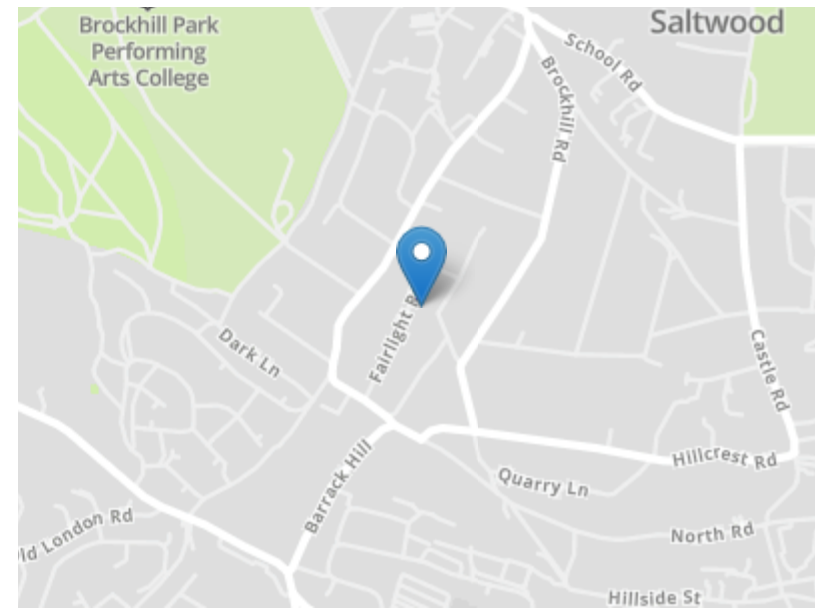


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Not to scale. Outbuildings are not shown in actual location.  
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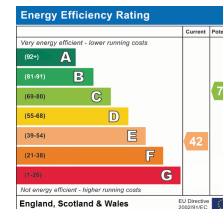
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