

## 18 Kirton Close

HAWKINGE, Folkestone  
CT18 7QW

**£325,000 FREEHOLD**

FOR SALE WITH BURNAP + ABEL... Welcome home to this stunning 3 bedroom semi-detached house located in the quiet cul de sac of Kirton Close, Hawkinge. Step inside and be greeted by a spacious lounge perfect for relaxing after a long day. The modern kitchen/diner is ideal for hosting dinner parties or enjoying family meals together. The master bedroom boasts an en-suite for added convenience, while the additional bedrooms offer plenty of space for guests or a home office. Outside, you'll find a driveway and south-facing garden - perfect for enjoying sunny days and entertaining friends and family. Don't miss out on the opportunity to make this beautiful house your forever home. Book your viewing today!





**Entrance Hall**

**Lounge**

14' 7" x 12' 6" (4.45m x 3.81m)

**Kitchen/Diner**

15' 9" x 10' 9" (4.80m x 3.28m)

**W.C**

**First Floor Landing**

**Bedroom One**

10' 4" x 10' 2" (3.15m x 3.10m)

**En-Suite**

**Bedroom Two**

10' 4" x 7' 9" (3.15m x 2.36m)

**Bedroom Three**

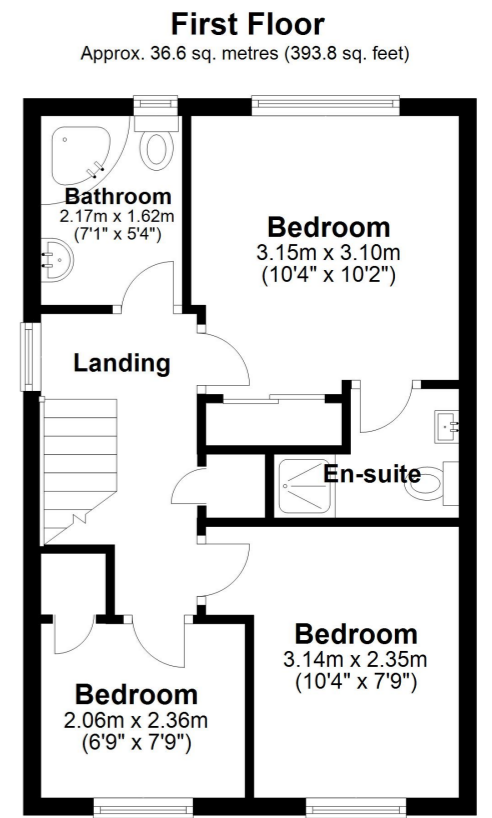
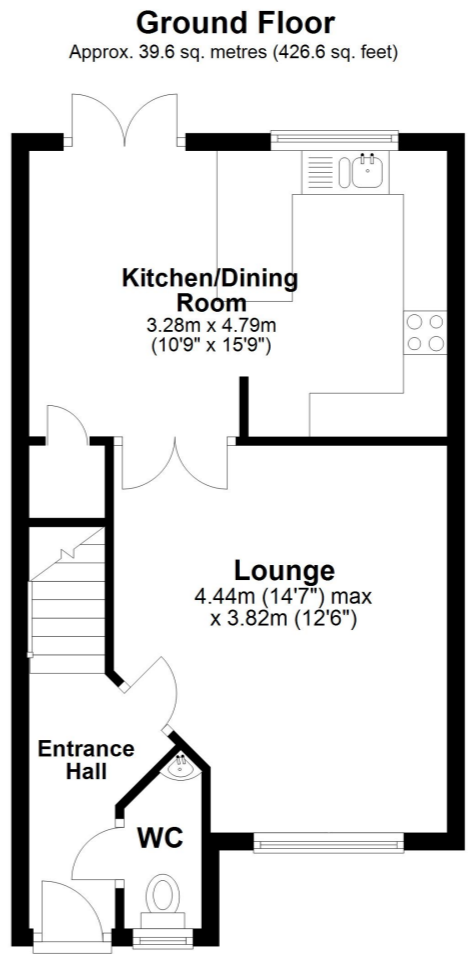
6' 9" x 7' 9" (2.06m x 2.36m)

**Bathroom**

7' 1" x 5' 4" (2.16m x 1.63m)

**Off Road Parking**

**Rear Garden**



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.

