



## 192 Canterbury Road

Folkestone  
CT19 5PF

**£450,000 FREEHOLD**

FOR SALE WITH BURNAP + ABEL... Welcome to this charming 3-bedroom semi-detached home located on the prestigious Canterbury Road in Folkestone. Just a short stroll from Folkestone Central Train Station, this property is ideal for commuters and families alike. Boasting a spacious lounge, dining room, conservatory, and well-equipped kitchen, this home offers ample space for entertaining and everyday living. The bathroom features modern fixtures and finishes, providing a serene retreat after a long day. Upstairs you will also find three cozy bedrooms, perfect for restful nights and lazy weekend mornings. Outside, the property benefits from parking spaces for multiple vehicles, making hosting friends and family a breeze. A garage that has been converted into a versatile space that can be used as a gym or office, giving you the flexibility to work out or get work done from the comfort of your own home. In addition to this fantastic bonus space, you'll also find a recently built summer house in the beautifully landscaped back garden, perfect for relaxing and enjoying the sunshine with family and friends. Don't miss your opportunity to own this delightful residence in one of Folkestone's most sought-after locations. Schedule your viewing today before it's gone!





Entrance Hall

Lounge

15' 0" x 12' 0" (4.57m x 3.66m)

Dining Room

13' 3" x 10' 10" (4.04m x 3.30m)

Conservatory

14' 8" x 9' 2" (4.47m x 2.79m)

Kitchen

13' 7" x 7' 5" (4.14m x 2.26m)

First Floor Landing

Bedroom One

15' 0" x 12' 0" (4.57m x 3.66m)

Bedroom Two

13' 3" x 10' 8" (4.04m x 3.25m)

Bedroom Three

7' 10" x 6' 3" (2.39m x 1.91m)

Bathroom

7' 6" x 6' 1" (2.29m x 1.85m)

Off Road Parking

The property has a large driveway for multiple vehicles.

Office/Gym

15' 7" x 8' 0" (4.75m x 2.44m)

Rear Garden

Summer House

11' 3" x 11' 3" (3.43m x 3.43m)

