



Our Patch, 14 The Street, West Hougham, Dover, Kent, CT15 7BB

Guide Price £599,995

EPC RATING: D

Premium
Family
Home

A superb detached generously proportioned four bedroom modern family home. This high quality property is immaculately presented both inside and out offering flexible and light accommodation. Accommodation comprises - Ground floor: Spacious entrance hall, cloakroom/WC, generous living room with attractive fireplace fitted with gas fire and sliding glazed doors leading to the lovely conservatory with pretty view over the garden and sliding doors to the dining room. The stylish modern kitchen is well fitted out and benefits from integral appliances and a utility area with further cupboards to house a washing machine and tumble dryer. First floor: Spacious landing with glass balustrade and contemporary handrails, four double bedrooms with a chic and contemporary shower room to the main bedroom. Impressive family bath/shower room. Outside: Sweeping driveway providing plenty of parking and accessed through a five bar gate. The gardens surround the property beautifully being well stocked with plants, shrubs, hedging and trees. There is a neat lawn, sun terrace, greenhouse and shed. Detached garage and further parking approached by Mill Lane to the side of the property. EPC Rating: D



Approximate Gross Internal Area (Including Low Ceiling) = 190 sq m / 2048 sq ft
Garage = 32 sq m / 340 sq ft

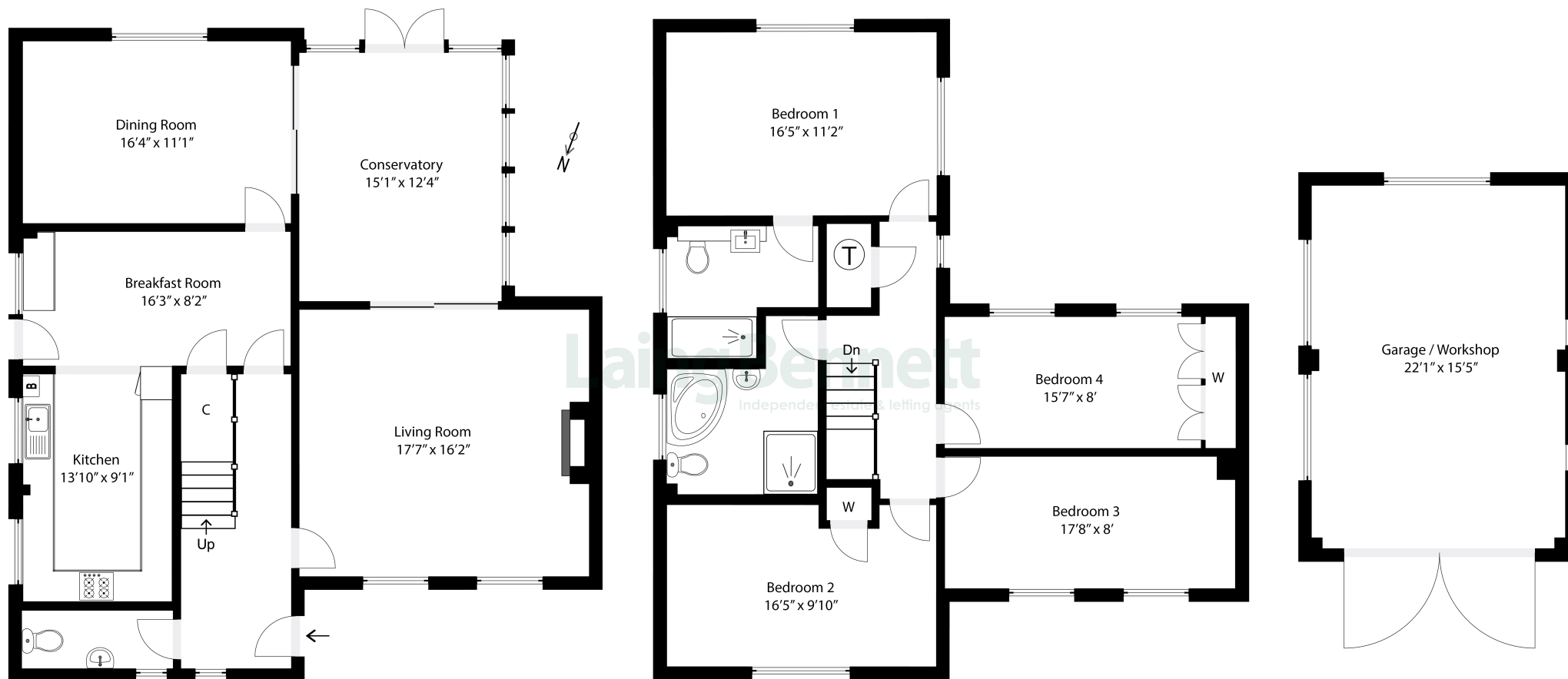


Illustration for identification purposes only. Measurements are approximate. Dimensions given are between the widest points.
Not to scale. Outbuildings are not shown in actual location.

Situation

This property is situated on 'The Street' in the rural village of West Hougham. The village is on the hills between the coastal towns of Folkestone and Dover. Good access to the M20, Channel Tunnel and port of Dover. The village is surrounded by beautiful countryside.

Ground floor

Spacious entrance hall

Cloakroom/WC

Living room

17' 7" x 16' 2" (5.36m x 4.93m)

Conservatory

15' 1" x 12' 4" (4.60m x 3.76m)

Dining room

16' 4" x 11' 1" (4.98m x 3.38m)

Breakfast room

16' 3" x 8' 2" (4.95m x 2.49m) Open plan to:

Kitchen

13' 10" x 9' 1" (4.22m x 2.77m)

First floor

Galleried landing

Bedroom one

16' 5" x 11' 2" (5.00m x 3.40m) With door to:

En suite shower room/WC

Bedroom two

16' 3" x 9' 10" (4.95m x 3.00m)





Bedroom three

17' 8" x 8' 0" (5.38m x 2.44m)

Bedroom four

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

Family shower/bathroom/WC

Outside

Garage and driveways

There is a sweeping garage accessed via a five bar gate providing plenty of parking. There is a detached garage which is accessed to the side of the property via Mill Lane with further parking to the front. The garage benefits from double doors, electric/light and a Pit.

Heating

Gas









Need to Book a Viewing?

If you would like to view this property please contact our Lyminge branch on 01303 863393 or lyminge@laingbennett.co.uk

Directions

For directions to this property please contact us

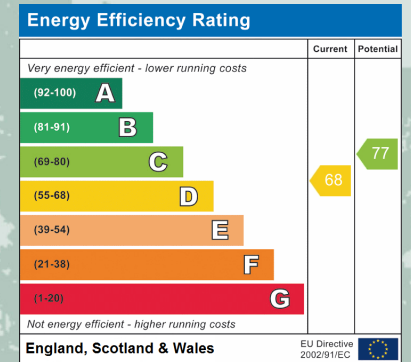
Lyminge

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