





A well appointed and immaculately presented three bedroom detached bungalow situated in a sought after location in the village of Lyminge. The accommodation comprises: entrance hall, living/dining room, attractive kitchen, three bedrooms and newly fitted out stylish bathroom. Outside: gardens to the front and rear, long driveway and garage. Gas central heating. EPC RATING = C

**Offers in Excess of £380,000**

**Tenure** Freehold

**Property Type** Detached Bungalow

**Receptions** 1

**Bedrooms** 3

**Bathrooms** 1

**Heating** Gas

**EPC Rating** C

**Council Tax** Band D

Folkestone & Hythe District Council





**The accommodation comprises**

**Ground floor**

**Covered entrance**

Spotlights - UPVC opaque glazed entrance porch with matching side panel opening to

**Entrance hall**

**Open plan living/dining room**

**Living area**

17' 10" x 11' 11" (5.44m x 3.63m)

**Dining area**

9' 3" x 8' 7" (2.82m x 2.62m)

**Kitchen**

8' 10" x 8' 8" (2.69m x 2.64m)

**Inner hallway**

**Bedroom one**

13' 2" x 9' 11" (4.01m x 3.02m)

**Bedroom two**

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

**Bedroom three**

9' 11" x 6' 6" (3.02m x 1.98m)

**Recently installed bathroom/WC**

**Outside**

**Frontage**

Well-kept frontage with lawn - Boxed hedge to the side - Bark chippings border with shrubs and small trees - Path leading to the entrance porch and side access

**Driveway**

Attractive concrete driveway with brick borders - Parking for two/three vehicles leading to:

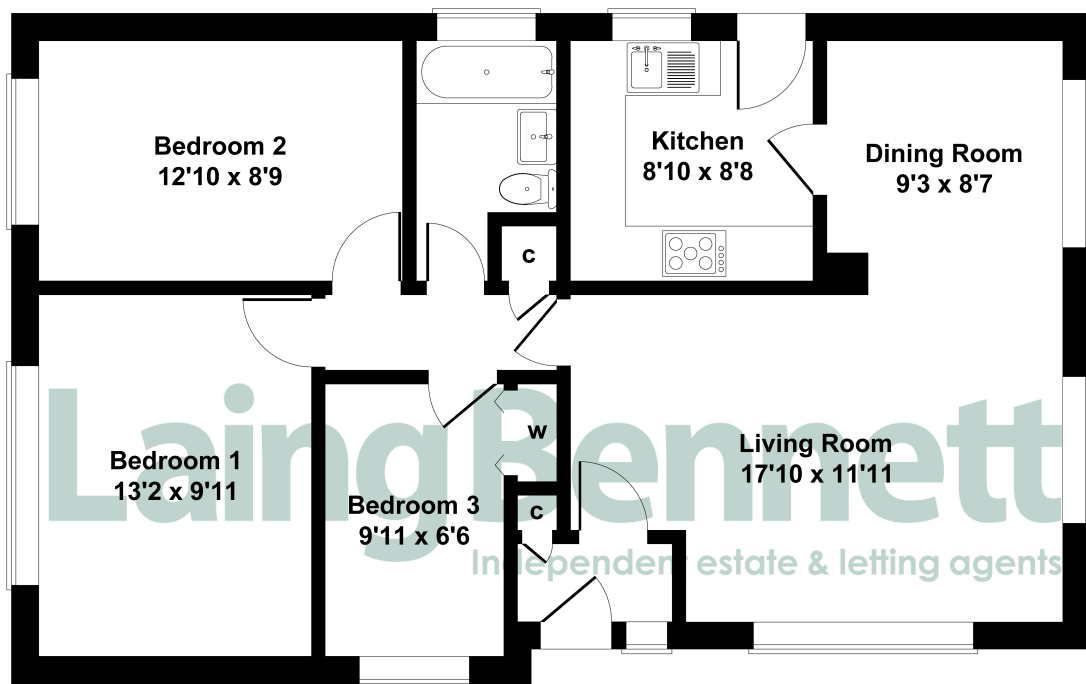
**Detached single garage**

19' 10" x 8' 2" (6.05m x 2.49m)

**Rear garden**

Fence enclosed garden - Mainly laid to lawn with paths to both sides of the house - Two patio areas - Summerhouse with double doors to the front - Outside tap





## GROUND FLOOR

### SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY

All measurements walls, doors, windows, fittings and appliances, their sizes and locations, are approximate only. They cannot be regarded as being a representation by the seller, nor their agent.

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Need to book a viewing?

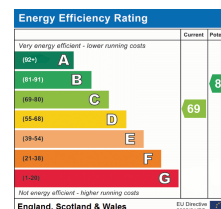
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