



### Chosen View 61 Canterbury Road

LYDDEN, Dover  
CT15 7ET

£700,000 FREEHOLD

Drafts Details...FOR SALE THOROUGH BURNAP + ABEL...Offers Over £700,000 | Tucked away in a private and peaceful location in the highly sought-after village of Lydden, this modern four-bedroom detached family home, built approximately 10 years ago, offers spacious, stylish living with the perfect blend of privacy, comfort and countryside charm. The thoughtfully designed interior includes a welcoming family snug and a stunning open-plan lounge, dining room and kitchen - ideal for both everyday living and entertaining. A wood-burning stove adds a warm, cosy touch to the main living space. The property also benefits from a convenient downstairs toilet and a separate utility room, adding practicality to the stylish layout. Finished to a high standard throughout, the home features double glazing, gas central heating and underfloor heating across the ground floor, along with the added luxury of electric underfloor heating in the three bathrooms. Upstairs, the main bedroom enjoys wonderful countryside views to the rear from the main bedroom, enhancing the sense of space and tranquillity. Outside, the home boasts a beautiful garden with lovely views, perfect for outdoor relaxation, family time, or entertaining. A large carport and off-road parking for multiple vehicles provide excellent convenience - all set within a private plot that offers peace, quiet and a strong sense of seclusion. Set within a friendly village community and surrounded by scenic walks and open green spaces, this is a rare opportunity to own a truly exceptional family home in a prime rural location. Early viewing is highly recommended to fully appreciate all that this outstanding property has to offer. For your chance to view, call Burnap + Abel on 01304 279107.





Lounge

22' 8" x 21' 3" (6.91m x 6.48m)

Kitchen

23' 4" x 13' 6" (7.11m x 4.11m)

Dining Room

22' 0" x 6' 10" (6.71m x 2.08m)

Study

14' 9" x 10' 7" (4.50m x 3.23m)

Boot Room

9' 10" x 6' 11" (3.00m x 2.11m)

WC

Bedroom One

26' 11" x 13' 6" (8.20m x 4.11m)

En-Suite

Bedroom Two

15' 7" x 10' 11" (4.75m x 3.33m)

Bedroom Three

16' 8" x 9' 9" (5.08m x 2.97m)

Bedroom Four

10' 6" x 7' 6" (3.20m x 2.29m)

Bathroom

13' 9" x 10' 5" (4.19m x 3.17m)

Garden Store

14' 9" x 11' 2" (4.50m x 3.40m)

Car Barn

18' 8" x 15' 4" (5.69m x 4.67m)

Area Information

Lydden is a charming village in Kent, offering a peaceful and picturesque setting, perfect for families and nature lovers alike. With its stunning countryside views and easy access to major transport links, including the A2, Dover, and Canterbury, it’s ideally located for both tranquil living and convenient commuting. The village also boasts a highly regarded primary school, making it an excellent choice for those seeking a family-friendly environment.

