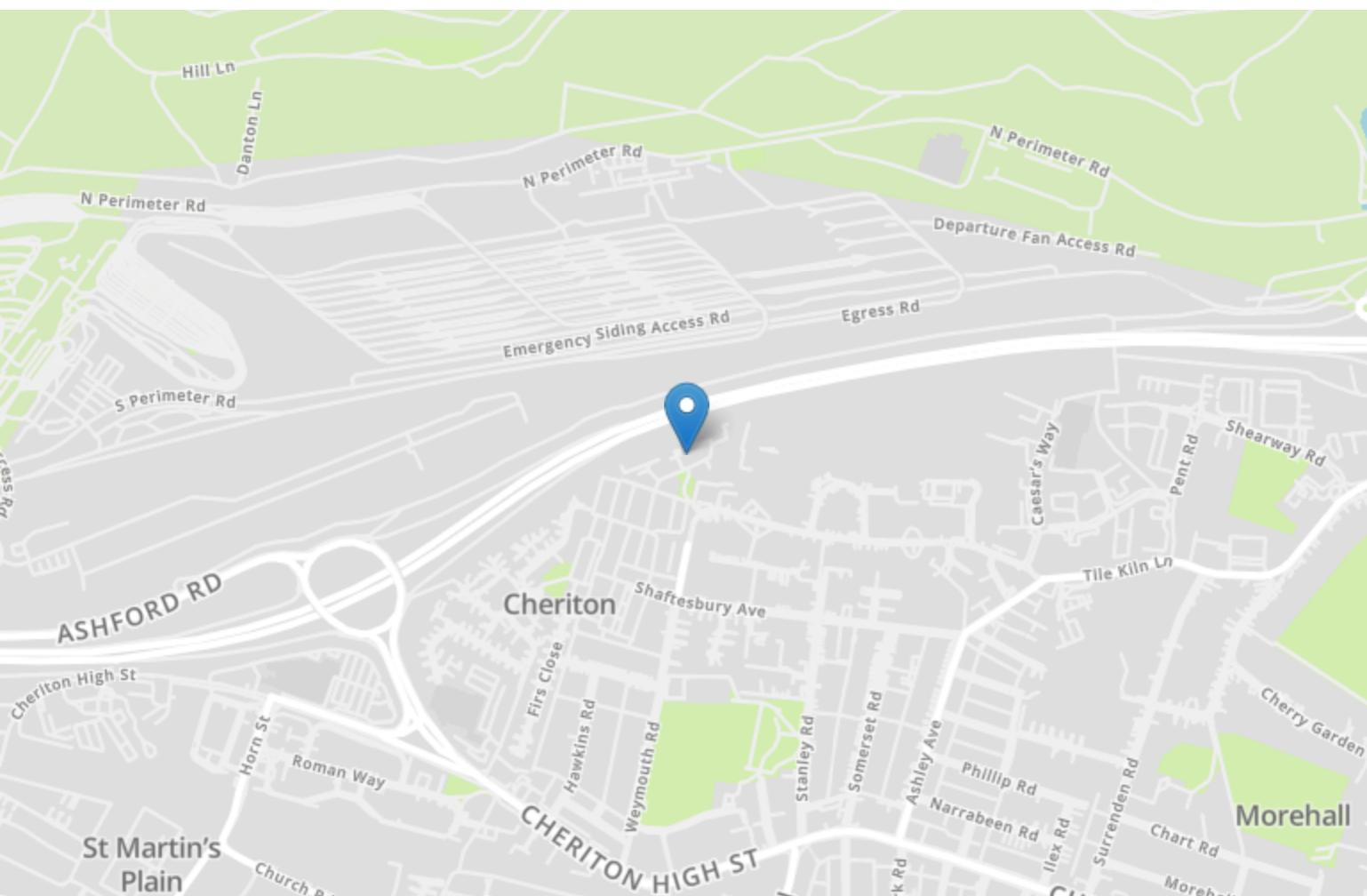
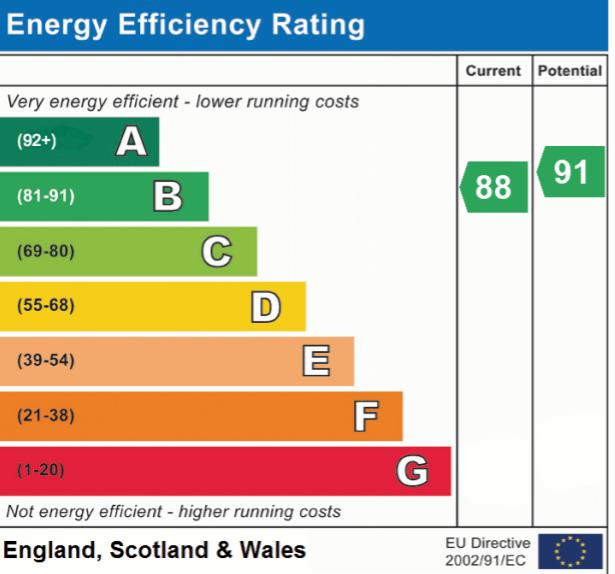


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## 53 Pine Way

Folkestone  
CT19 4QL

**£315,000 FREEHOLD**

FOR SALE WITH BURNAP + ABEL... Welcome to your new home on Pine Way in the charming seaside town of Folkestone. This beautiful 3-bedroom end of terrace house offers a perfect blend of modern amenities and cozy comforts. Step inside to find a spacious lounge, ideal for relaxing with family or hosting gatherings. The kitchen/dining room is a chef's dream, with room for a dining table and ample counter space. Work from the comfort of your own home office, or unwind in the sun-filled conservatory overlooking the rear garden. Upstairs, three bedrooms provide peaceful retreats for rest and relaxation. The bathroom completes the first floor. Outside, off-road parking ensures convenience while solar panels offer eco-friendly energy solutions contributing to the B rating on the EPC. Don't miss out on this incredible opportunity to make Pine Way your new address! Contact us today to schedule a tour of this remarkable property.



**Entrance Hall****Lounge**

14' 9" x 12' 1" (4.50m x 3.68m)

**Kitchen/Dining Room**

15' 3" x 10' 1" (4.65m x 3.07m)

**Study**

12' 2" x 7' 9" (3.71m x 2.36m)

**Conservatory**

13' 11" x 5' 10" (4.24m x 1.78m)

**First Floor Landing****Bedroom One**

12' 3" x 8' 6" (3.73m x 2.59m)

**Bedroom Two**

10' 6" x 8' 3" (3.20m x 2.51m)

**Bedroom Three**

9' 4" x 6' 7" (2.84m x 2.01m)

**Bathroom**

6' 8" x 6' 2" (2.03m x 1.88m)

**Off Road Parking****Rear Garden****Ground Floor**  
Approx. 56.8 sq. metres (611.8 sq. feet)**First Floor**  
Approx. 36.4 sq. metres (391.3 sq. feet)