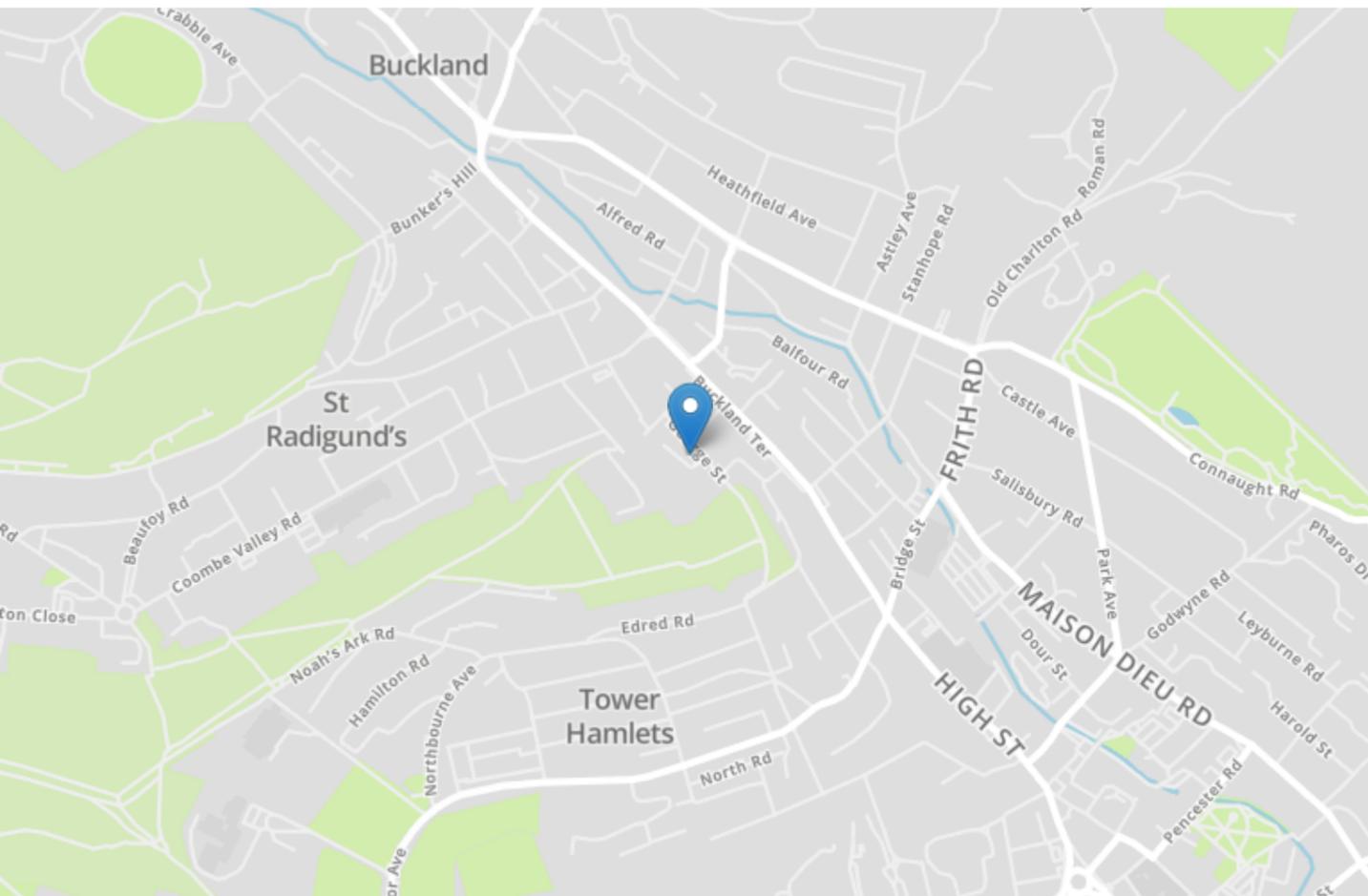


Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B		
(69-80) C		79
(55-68) D	69	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	

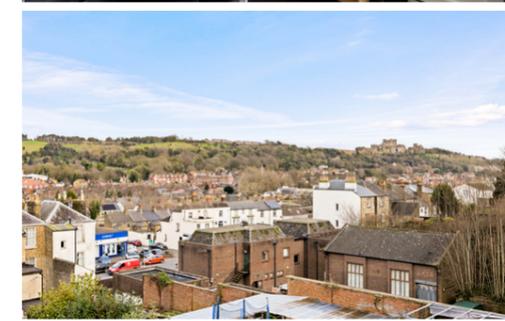


53 George Street

Dover
CT17 0EG

£230,000 FREEHOLD

Draft Details...Price Range £230,000 - £240,000 | FOR SALE THROUGH BURNAP + ABEL...Sited in the ever-popular George Street in Dover, this fabulous three-bedroom end-of-terrace townhouse offers spacious and versatile accommodation ideal for modern family living. The property boasts three generously sized bedrooms and a contemporary family bathroom complete with underfloor heating. The spacious kitchen/breakfast room provides the perfect setting for everyday living and entertaining alike. Additional benefits include double glazing, gas central heating (with the boiler serviced in February 2026), and a newly replaced roof in 2025 which benefits from a 25-year guarantee. The property also offers a large garage and off-road parking. Externally, the home enjoys a rear garden with convenient side access. One of the standout features is the fantastic far-reaching views across Dover, including views of the iconic Dover Castle. This wonderful home is perfectly suited to first-time buyers and growing families alike. For your chance to view call Burnap + Abel on 01304 279107.



Kitchen/Dining Room

13' 4" x 11' 4" (4.06m x 3.45m)

Lounge

13' 4" x 12' 4" (4.06m x 3.76m)

Bedroom One

8' 4" x 6' 2" (2.54m x 1.88m)

Bathroom

8' 2" x 6' 10" (2.49m x 2.08m)

Bedroom One

13' 6" x 12' 4" (4.11m x 3.76m)

Bedroom Two

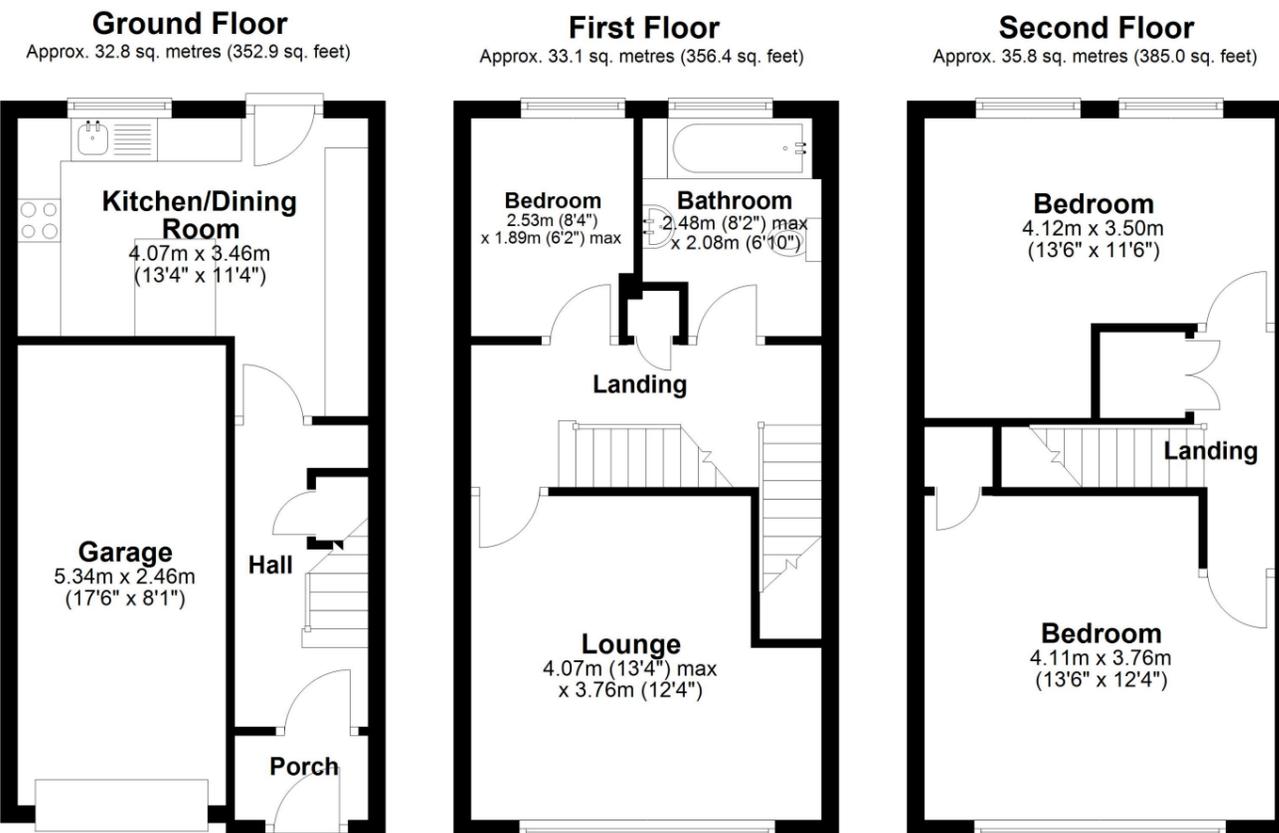
13' 6" x 11' 6" (4.11m x 3.51m)

Garden**Garage & Off Street Parking**

17' 6" x 8' 1" (5.33m x 2.46m)

Area Information

Set on the outskirts of Dover, this property enjoys a peaceful position while remaining within easy walking distance of local amenities. Superstores are conveniently close by, along with well-regarded schools and regular bus routes. Dover Priory railway station is also within reach, offering frequent high-speed services to Ashford and London - ideal for commuters.



Total area: approx. 101.7 sq. metres (1094.3 sq. feet)

