

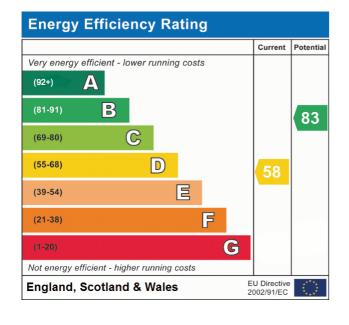
Burnap + Abel
The Charlton Centre High St
Dover

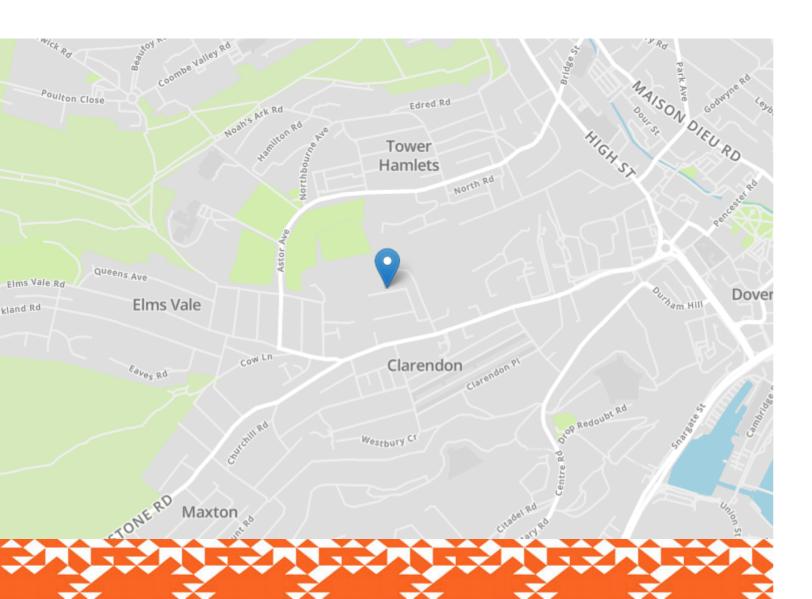
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# 11 Winchelsea Terrace

Dover CT17 9SX

# £160,000 FREEHOLD

Draft Details...Price Range £160,000 to £170,000...Welcome to this charming two-bedroom terraced home, perfectly positioned in the quiet and ever-popular Winchelsea Terrace in Dover. Offering well-proportioned accommodation throughout, this delightful property is ideal for first-time buyers or buy-to-let investors looking for a convenient and comfortable home close to local amenities. The ground floor features a cosy lounge and a separate dining room, providing versatile living and entertaining space, along with a well-appointed kitchen. Upstairs, you'll find two double bedrooms and a family bathroom, all arranged to maximise comfort and natural light. Outside, the property boasts a generous-sized rear garden - perfect for relaxing, hosting, or creating your own outdoor haven. Situated within walking distance of a number of schools, shops, and Dover Priory train station with its fast links to London, this home offers both practicality and excellent connectivity. For your chance to view call Burnap + Abel on 01304 279107.





# Lounge

10' 4" x 9' 11" (3.15m x 3.02m)

## **Dining Room**

13' 1" x 10' 11" (3.99m x 3.33m)

#### Kitchen

9' 9" x 6' 9" (2.97m x 2.06m)

#### **Bedroom One**

13' 1" x 10' 4" (3.99m x 3.15m)

## **Bedroom Two**

11' 3" x 9' 9" (3.43m x 2.97m)

## Bathroom

9' 9" x 6' 9" (2.97m x 2.06m)

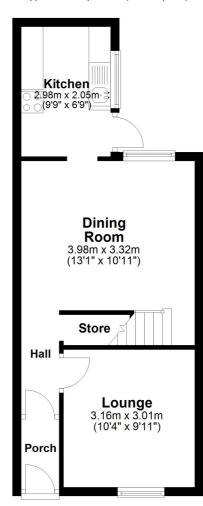
#### Garden

## Area Information

This property is situated in a popular residential area of Dover only a short distance from the town centre and within walking distance of Dover Priory railway station with its fast link train to London St Pancras in 1 hour 5 minutes. There are excellent access routes to the A20/M20 to Ashford and London. There are a good range of primary and secondary schools in the area, including the Dover Boys' Grammar School

## **Ground Floor**

Approx. 36.1 sq. metres (388.8 sq. feet)



## First Floor

Approx. 36.2 sq. metres (389.2 sq. feet)





