

44 Athelstan Road

Folkestone
CT19 6EU

£275,000 FREEHOLD

FOR SALE WITH BURNAP + ABEL... Burnap + Abel are delighted to offer this four bedroom mid terraced house situated in a popular residential location in Folkestone. Situated within walking distance of Folkestone Central Train Station, Folkestone Town Centre and Primary Schools, this home is an ideal place to grow your family. The accommodation comprises lounge, separate dining room, kitchen, family bathroom and four bedrooms. Additional benefits include an enclosed rear garden, double glazing and gas central heating. For your chance to view call sole agent Burnap + Abel now on 01303 258590.



Entrance Hall

Lounge

13' 3" x 10' 5" (4.04m x 3.17m)

Kitchen

10' 10" x 7' 5" (3.30m x 2.26m)

Dining Room

12' 8" x 9' 9" (3.86m x 2.97m)

First Floor Landing

Bedroom One

13' 3" x 10' 6" (4.04m x 3.20m)

Bathroom

8' 2" x 4' 1" (2.49m x 1.24m)

Bedroom Two

8' 6" x 8' 4" (2.59m x 2.54m)

Second Floor Landing

Bedroom Three

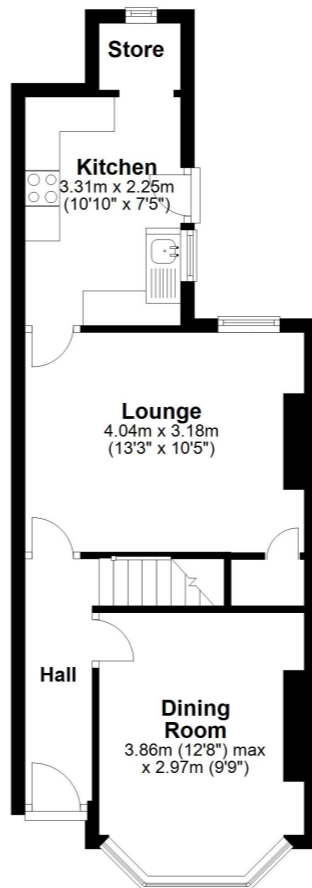
13' 3" x 8' 6" (4.04m x 2.59m)

Bedroom Four

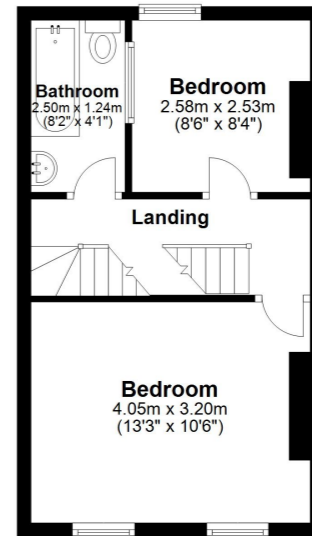
13' 3" x 7' 11" (4.04m x 2.41m)

Rear Garden

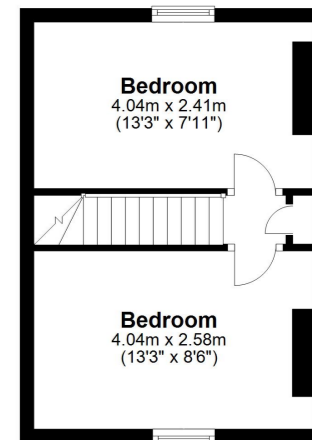
Ground Floor
Approx. 38.2 sq. metres (411.5 sq. feet)



First Floor
Approx. 29.3 sq. metres (315.0 sq. feet)



Second Floor
Approx. 23.8 sq. metres (256.4 sq. feet)



Total area: approx. 91.3 sq. metres (982.8 sq. feet)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser.
Plan produced using PlanUp.

