



Flat 106, The Metropole The Leas, Folkestone
£300,000



Flat 106

The Metropole The Leas, Folkestone

BEAUTIFUL APARTMENT IN SOUGHT-AFTER WEST END!

Miles and Barr are delighted to offer this two bedroom flat in the West-End! The home is a short walk to the town center and the high street is set across from the seafront and offers both great schooling at both Junior and Grammar levels as well as excellent transport links via road and train, including the high-speed link to London, making this home ideally situated for all your needs. The home has grand and well-presented communal areas with lift service and once through your private front door, you will be welcomed by a well presented hall, useful for storage or office space! As you move through the apartment you will be pleased to find a well presented lounge. There is kitchen/diner, two great-sized double bedrooms, one with an en-suite and another family bathroom. The home benefits from a range of period features. The Metropole also offers residents a communal laundry room which offers washers and driers and also use of the immaculately kept communal gardens.

Council Tax band: C

Tenure: Leasehold

- En-Suite
- Walking Distance To Sea Front
- Lift Access
- Two Double Bedrooms
- Close To Amenities
- Kitchen / Diner
- High Speed Link To London
- Long Lease





Entrance

Lounge

Dimensions: 4.98m x 4.60m (16'4" x 15'1").

Kitchen/Diner

Dimensions: 4.90m x 2.79m (16'1" x 9'2").

Bedroom One

Dimensions: 3.71m x 1.83m x 3.89m (12'2" x 6'0" x 12'9"). L shaped bedroom

Bedroom Two

Dimensions: 3.40m x 3.96m (11'2" x 13'0").

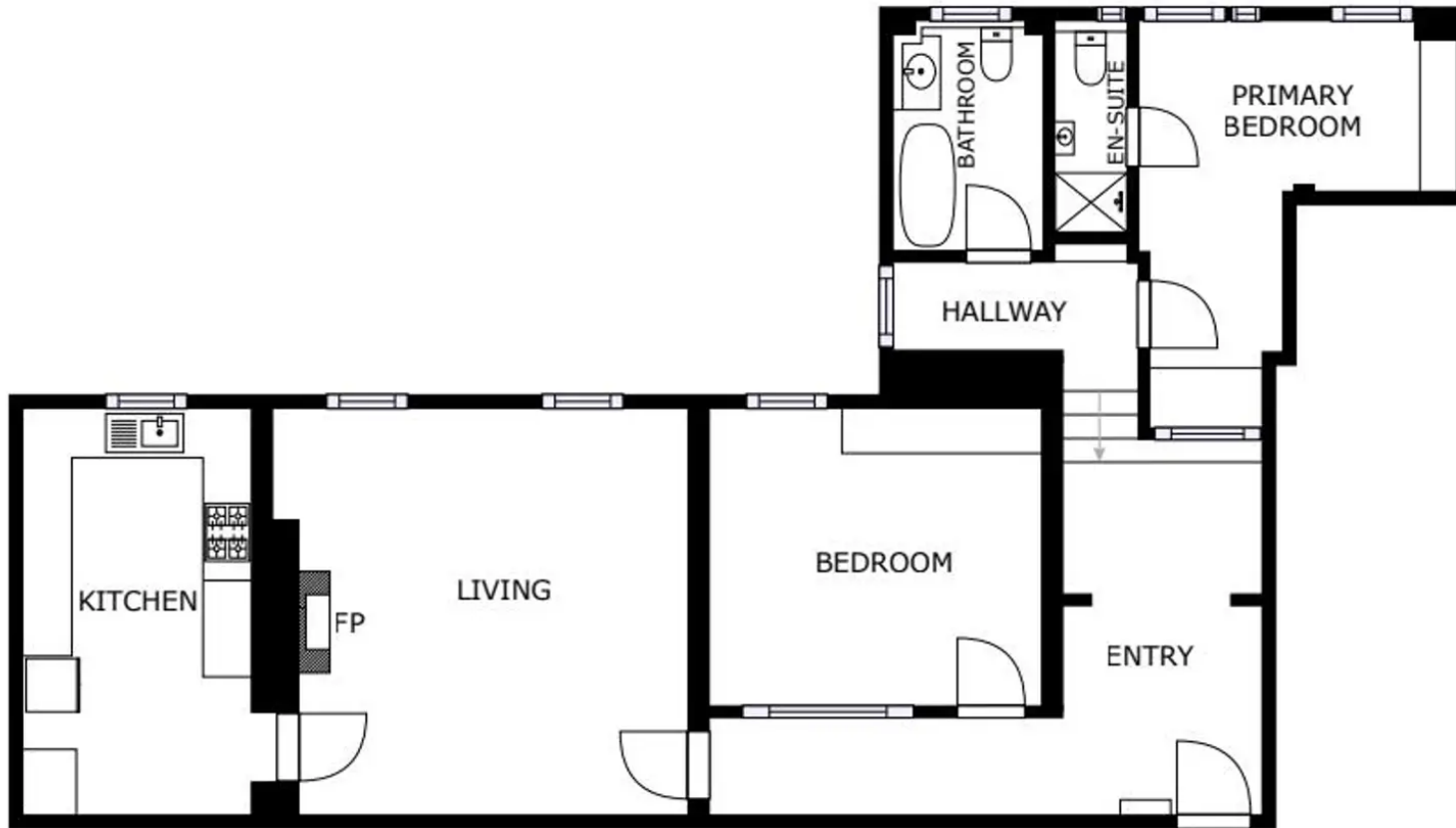
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Dimensions: 2.29m x 0.79m (7'6" x 2'7").

Bathroom

Dimensions: 2.74m x 1.75m (9'0" x 5'9").





FLOOR PLAN

GROSS INTERNAL AREA
 FLOOR PLAN: 1,175 sq. ft.
SIZES AND DIMENSIONS ARE APPROXIMATE. ACTUAL MAY VARY.



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We have not carried out a structural survey, appliances & services are untested, dimensions are approximate, floor plans are not to scale. Legal advice should be taken to verify fixtures/fittings/planning/alterations and/or lease details before proceeding. On acceptance of an offer, purchasers must undertake ID checks; this is a legal requirement in accordance with Anti Money Laundering Regulations. We use a specialist company, Lifetime Legal and the cost is £60 inc VAT per purchase, paid directly to Lifetime Legal, once offer agreed and prior to issuing sales memorandum. This Charge is non-refundable For Referral Fee Disclosure visit: milesandbarr.co.uk/referral-fee-disclosure