



**17 Leahurst Court, 97 London Road**

**In Excess of £200,000**





# 17 Leahurst Court

97 London Road, Dover

**\*\*CHAIN FREE\*\*** 2 Double Bedroom Apartment In Sought After River With Balcony & Countryside Views! Leave your coat and shoes in the large entrance hall & come on in, you will be greeted by a large lounge/diner with access out onto the balcony which offers stunning countryside views. The kitchen is a superb size with plenty of worktop space and those same beautiful views (which makes washing the dishes less of a chore) The Bedrooms are both fantastic sized double bedrooms with the second benefiting built in wardrobes, the family bathroom is finished to a nice standard complete with shower over the bath. There is allocated parking and the property has its own garage. The property also has private attic space for additional storage. The building benefits from an intercom system which provides additional security and peace of mind and the grounds in which the property is set are maintained to a high standard. The apartment is located on the Second floor.

- CHAIN FREE
- Wonderful Location
- Easy Access Bus Routes
- Countryside Views
- Balcony
- Garage





### Entrance

### Lounge

Dimensions: 5.49m x 3.68m (18' x 12'1).

### Kitchen

Dimensions: 4.98m x 2.69m (16'4 x 8'10).

### Bedroom One

Dimensions: 3.99m x 3.00m (13'1 x 9'10).

### Bedroom Two

Dimensions: 3.28m x 2.69m (10'9 x 8'10).

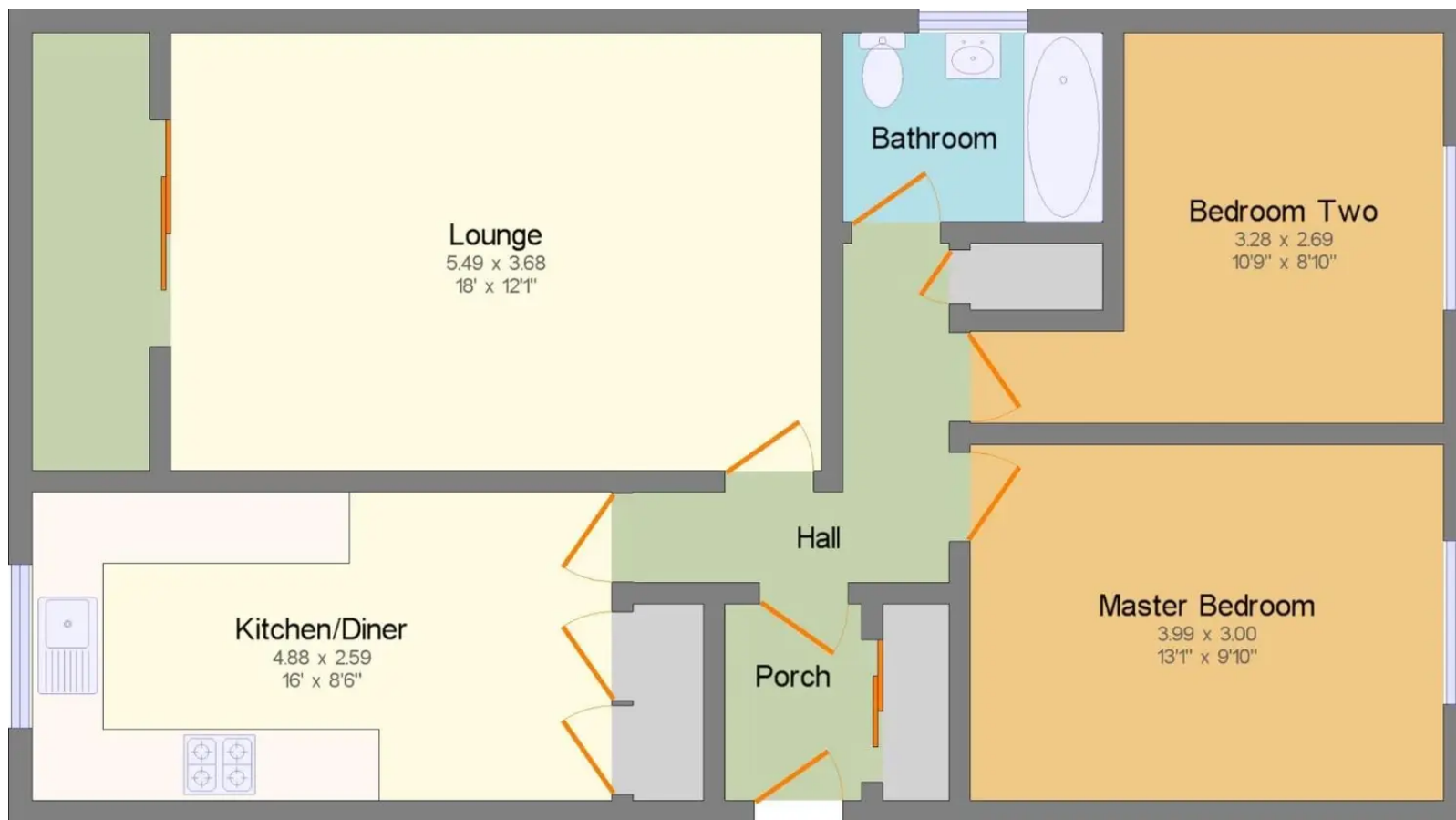
### Bathroom

Dimensions: 2.26m x 1.68m (7'5 x 5'6).

### External

### Garage





This plan is illustrative only,  
its details cannot be relied upon and no liability is taken for any errors.

## Floor Plan

### Miles and Barr

4 High Street, Dover - CT16 1DJ

01304 202 111

dover@milesandbarr.co.uk

www.milesandbarr.co.uk/

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](https://milesandbarr.co.uk/referral-fee-disclosure)