



1 The Orchard Adelaide Road, Eythorne

Guide Price £400,000

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Eythorne, Dover

Set on a two year old development of only five houses this modern detached property would make the ideal family home. This attractive home comes with a downstairs cloakroom, a modern contemporary open plan kitchen-diner and lounge. Luxury bi-fold doors open out from the lounge onto a lovely large garden; with a natural Indian limestone patio, stepping up onto the lawn, and a handy shed sits at the back of the garden too. Upstairs there are three bedrooms; two doubles and a single, a family bathroom and en-suite to the master. The main bedroom also benefits from a built-in wardrobe. The bedrooms to the rear offer lovely countryside views. This home comes with parking for three cars to the front, the remainder of a ten year new build warranty and within the catchment area for Eythorne Elvington Community Primary School, being a very short walk away! Council Tax band: D

- Immaculate Condition
- Popular Village Location
- Plentiful Parking
- Modern Detached Family Home
- Large Garden
- Two Years Old
- Nearby Amenities & School





Entrance

Lounge

Dimensions: 4.93m x 3.68m (16'2 x 12'1).

Kitchen / Diner

Dimensions: 2.79m x 5.38m (9'2 x 17'8).

First Floor

Bedroom One

Dimensions: 3.63m x 2.77m (11'11 x 9'1).

Bedroom Two

Dimensions: 3.33m x 3.00m (10'11 x 9'10).

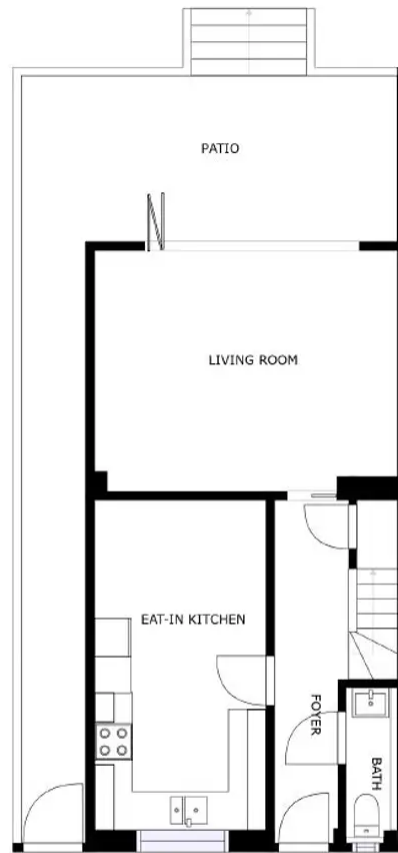
Bedroom Three

Dimensions: 2.03m x 3.63m (6'8 x 11'11).

Bathroom

Dimensions: 2.54m x 1.68m (8'4 x 5'6).





FLOOR 1

FLOOR 2

GROSS INTERNAL AREA
 FLOOR 1: 518 sq. ft, FLOOR 2: 513 sq. ft
 EXCLUDED AREAS: , PATIO: 297 sq. ft
 TOTAL: 1031 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