



10 Easington Place, Aylesham

In Excess of £260,000

10 Easington Place

Aylesham, Canterbury

*** END OF CHAIN*** Miles and Barr are delighted to bring to the market this well presented, two bedroom terraced home. Situated in the popular village of Aylesham just a short drive from Canterbury. Aylesham has plenty to offer with local shops in the village square, bus routes to Canterbury and Train Station with links to London. The ground floor accomodation offers an entrance lobby, a generous living room, a downstairs cloakroom and kitchen/diner to the rear with french doors leading out to the well maintained garden. The garden features a good size shed and self built barbecue. The first floor offers two generous bedrooms and main family bathroom. Outside, the property benefits from allocated parking. This property is not to be missed, please call Miles and Barr to arrange your viewing.

- Well Presented Through Out
- Popular Village Location
- Allocated Parking
- Local Shops
- Close To Cantebury
- Self Built Barbecue
- Two Bedroom Terrace





Ground Floor

Kitchen / Diner

Dimensions: 3.96m x 2.46m (13 x 8'01).

Lounge

Dimensions: 3.91m x 3.76m (12'10 x 12'04).

Cloakroom

Dimensions: 1.93m x 1.04m (6'04 x 3'05).

First Floor

Bedroom One

Dimensions: 4.09m x 2.90m (13'05 x 9'06).

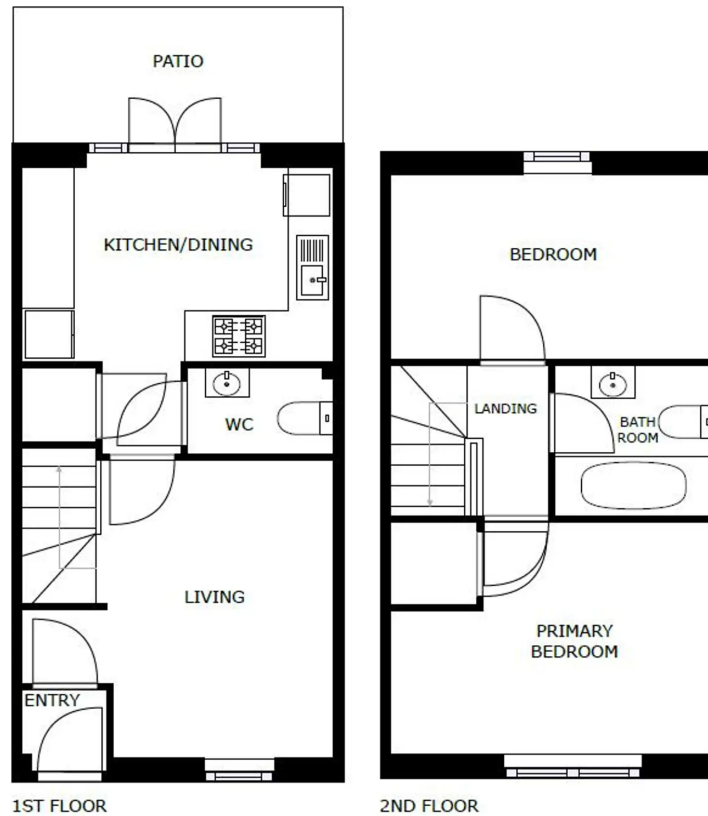
Bedroom Two

Dimensions: 3.94m x 2.36m (12'11 x 7'09).

Bathroom

Dimensions: 2.13m x 1.83m (7 x 6).





GROSS INTERNAL AREA
 1ST FLOOR: 331 sq. ft. 2ND FLOOR: 338 sq. ft.
 REDUCED HEADROOM BELOW
 2.14 M: 23 sq. ft. TOTAL: 669 sq. ft.
 SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



Miles and Barr

14 Lower Chantry Lane, Canterbury – CT1 1UF

01227 200 600

canterbury@milesandbarr.co.uk

<http://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