



2 Hawthorne Close, Eythorne
£400,000

2 Hawthorne Close

Eythorne, Dover

As you enter the house, you are greeted by a welcoming entrance hall that sets the tone for the rest of the home. To the front of the house, a generously sized lounge provides the perfect space for relaxation and entertaining guests. The abundance of natural light that floods through the large windows creates a warm and inviting atmosphere.

Moving towards the rear of the property, you'll discover a remarkable kitchen/diner/family room. This open-plan space is the heart of the home, where you can enjoy cooking, dining, and spending quality time with your loved ones. The contemporary kitchen features sleek countertops, modern appliances, and ample storage, making it a delight for any aspiring chef.

Additionally, there is an extra reception room on the ground floor, which could serve as a versatile space such as a home office, playroom, or an additional bedroom, thanks to the convenience of a downstairs shower room/wc.

Heading up to the first floor, you'll find three spacious double bedrooms, each tastefully decorated and offering a peaceful retreat for family members or guests. A well-appointed family bathroom completes this floor, featuring elegant fixtures and a soothing ambiance.

The top floor is dedicated exclusively to the master bedroom, providing a luxurious private haven. This spacious room boasts an en-suite bathroom and, notably, a Juliette balcony that showcases breathtaking views of the surroundings.



**Entrance**

Leading to

Lounge

12' 2" x 12' 2" (3.71m x 3.71m)

Kitchen

23' 1" x 10' 2" (7.04m x 3.09m)

Reception/Bedroom Five

8' 10" x 11' 3" (2.69m x 3.43m)

Shower Room

4' 4" x 6' 1" (1.31m x 1.86m)

First Floor

Leading to

Bedroom

9' 3" x 10' 2" (2.83m x 3.11m)

Bedroom

8' 11" x 11' 5" (2.73m x 3.47m)

Bathroom

4' 10" x 9' 3" (1.47m x 2.83m)

**Second Floor**

Leading to

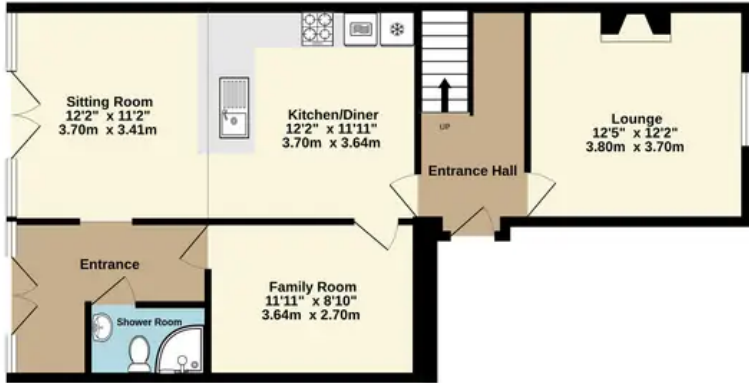
Bedroom

19' 9" x 11' 9" (6.03m x 3.57m)

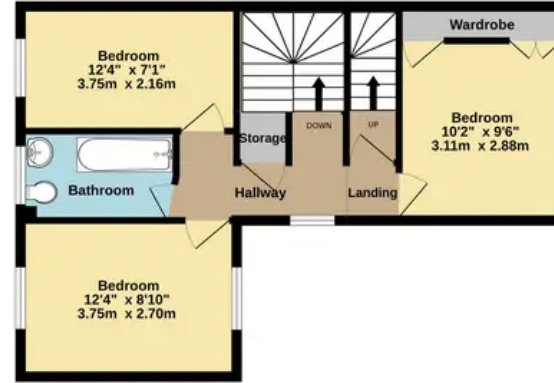
En Suite

4' 1" x 8' 7" (1.25m x 2.61m)

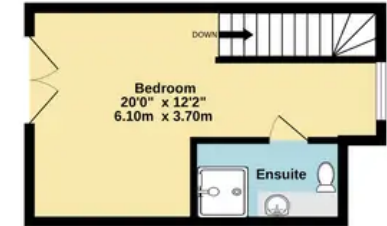
GROUND FLOOR
710 sq.ft. (65.9 sq.m.) approx.



1ST FLOOR
485 sq.ft. (45.0 sq.m.) approx.



2ND FLOOR
233 sq.ft. (21.6 sq.m.) approx.



TOTAL FLOOR AREA : 1428 sq.ft. (132.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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