



223 Cheriton High Street, Cheriton

Guide Price £240,000




ANDREW & CO
ESTATE AGENTS



223 Cheriton High Street

Cheriton, Kent

Newly built 2 bed detached house on Cheriton High Street. Guide price £240,000 - £250,000. Modern design, high-quality finishes, underfloor heating, spacious living areas, garden with patio and lawn. Ideal for families and professionals. Close to amenities and schools. Contact us for a viewing.

Tenure: Freehold

- GUIDE PRICE £240,000 - £250,000
- DETACHED PROPERTY
- TWO BEDROOMS
- UNDERFLOOR HEATING (GROUND FLOOR)
- GOOD SIZE LIVING SPACES
- CLOSE TO LOCAL AMENITIES AND SCHOOLS
- NEW BUILD PROPERTY
- ALL READY TO MOVE IN

01303 279955

cheriton@andrewandco.co.uk

ENTRANCE HALL

10' 4" x 6' 0" (3.14m x 1.83m)

Composite glazed frosted front door to the front of the property, Karndean flooring to hall with underfloor heating and carpeted floor coverings to the stairs. Large under stairs storage area. Doors to:-

LOUNGE/DINING ROOM

16' 7" x 14' 0" (5.05m x 4.27m)

UPVC double glazed patio doors to the rear garden, UPVC double glazed sash window. Underfloor heating with carpeted floor coverings.

KITCHEN/BREAKFAST ROOM

11' 10" x 7' 5" (3.60m x 2.25m)

UPVC double glazed sash window to the front of the property. Kitchen comprises of underfloor heating and tiled flooring, matching wall and base units in high gloss white, Corian Sink, fan oven, gas hob with extractor fan, part-tiled walls and cupboard housing the combi boiler. Space for free standing fridge freezer and washing machine.

DOWNSTAIRS W/C

7' 5" x 3' 1" (2.27m x 0.95m)

UPVC double glazed frosted window to the side of the property, close coupled w/c, vanity hand basin, tiled splashback, underfloor heating with tiled flooring.



FIRST FLOOR LANDING

9' 0" x 6' 0" (2.74m x 1.84m)

UPVC double glazed frosted window to the side, carpeted floor coverings and loft hatch. Doors to:-

BEDROOM

14' 1" x 11' 5" (4.28m x 3.47m)

Two UPVC double glazed sash windows to the rear overlooking the rear garden, carpeted floor coverings and a radiator.

BEDROOM

13' 11" x 9' 6" (4.25m x 2.89m)

UPVC double glazed sash windows to the front of the property, carpeted floor coverings and a radiator.

FAMILY BATHROOM

7' 8" x 5' 7" (2.33m x 1.69m)

UPVC double glazed frosted window to the side of the property, bath with thermostatic shower over the bath, close coupled w/c, vanity hand basin, part-tiled walls, tiled floor and heated towel rail.



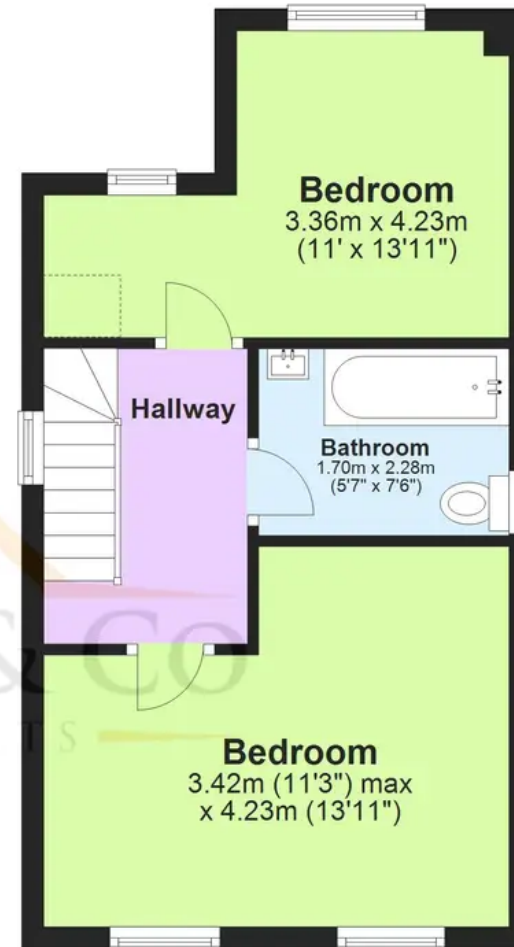
Ground Floor

Approx. 37.0 sq. metres (398.0 sq. feet)



First Floor

Approx. 31.4 sq. metres (338.5 sq. feet)



Total area: approx. 68.4 sq. metres (736.4 sq. feet)

Plans are for layout purposes only and not drawn to scale, with any doors, windows and other internal features merely intended as a guide.
Plan produced using PlanUp.