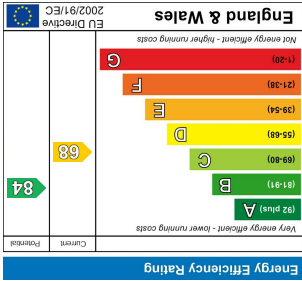
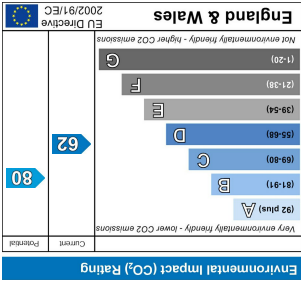


In Compliance with the Consumer Protection from Unfair Trading Regulations 2008 we have prepared these sales particulars as a general guide to give a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floorplans and distances referred to are given as a guide and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts. For Referral Fee Disclosure please visit: www.milesandbarr.co.uk/referral-fee-disclosure



Measurements are approximate. Not to scale. Illustrative purposes only.



6 PERRIES MEAD
FOLKESTONE



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FOLKESTONE

OFFERS OVER £280,000

miles & barr
YOUR PROPERTY AGENT

101 Sandgate Road, Folkestone, Kent, CT20 2BQ
t. 01303 255335 e. folkestone@milesandbarr.co.uk

The Property Ombudsman

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- Three Bedroom Family Home
- Modern Open Plan Living Space
- Garage And Off Street Parking
- Broadmead Village Location
- Sunny Rear Garden
- Good Local Schools
- Close To Train Station
- No Chain

ABOUT

Miles and Barr are delighted to offer the opportunity to acquire this fantastic family home in the heart of Broadmead Village in Folkestone boasting large rooms, off street parking and a garage!

Inside the property offers large rooms and a great open plan downstairs ideal for modern family living or entertaining on a grand scale. This bright space offers more than enough room for a lounge area as well as dining space for a large family. At the rear is a generous fitted kitchen with raised breakfast bar. Also downstairs there is a modern shower room as well as WC and utility space. Upstairs there are three double bedrooms, the master benefits from an adjoining room which could be used as a nursery, dressing room or even fourth bedroom.

Out side is a sunny rear garden and off street parking to the front, the property also has the added benefit of an en block garage, and is now chain free. For your chance to view before this property is snapped up call sole agents Miles and Barr now.

LOCATION

Fast becoming a sought after place to be, Folkestone has seen much regeneration over the past few years, with much more planned going forward, especially surrounding the town centre and Harbour. Folkestone has a large array of shops, boutiques and restaurants as well as many hotels and tourist attractions. Folkestone is fortunate to have two High Speed Rail links to London, both offering a London commute in under an hour. There are great transport links to surrounding towns and cities and easy access to the continent too. With so much going on and with the future bright, Folkestone is an excellent location to both and live and invest in.

DESCRIPTION

GROUND FLOOR

Lounge / Diner 25' x 17'1 (7.62m x 5.21m)

Kitchen 13'3 x 12'9 (4.04m x 3.89m)

Shower Room

Utility Room

WC

FIRST FLOOR

Bedroom One 19' x 12'2 (5.79m x 3.71m)

Nursery / Dressing Room 14'2 x 6'4 (4.32m x 1.93m)

Bedroom Two 12'9 x 9'9 (3.89m x 2.97m)

Bedroom Three 10' x 8'8 (3.05m x 2.64m)

Family Bathroom 8'3 x 6'8 (2.51m x 2.03m)

