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England & Wales	
EU Directive 2002/91/EC	
Very energy efficient - lower running costs	A (93 plus)
	B (81-91)
	C (69-80)
	D (55-68)
	E (43-54)
	F (29-42)
Not energy efficient - higher running costs	G (1-28)
Current	68
Possible	84



GROUND FLOOR
APPROX. FLOOR
AREA 46.50 M.
(501 SQ.FT.)
TOTAL APPROX. FLOOR AREA 83.8 SQ.M. (902 SQ.FT.)
1ST FLOOR
APPROX. FLOOR
AREA 37.2 SQ.M.
(400 SQ.FT.)
Made with Mapbox ©2016

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Relocation
rent
network

The Property
Ombudsman

4 High Street, Dover, Kent, CT16 1DJ
t. 01304 202111 e. dover@milesandbarr.co.uk

miles
&barr

YOUR PROPERTY AGENT

DOVER
21 VALE VIEW ROAD



21 VALE VIEW ROAD
DOVER

£215,000

- Rare to the market
- Exceptionally popular Vale View Road in Elms Vale.
- Three Bedrooms
- Stylish Kitchen and Bathroom
- Good Size Garden
- Close To Local Schools

LOCATION

Dover is a major ferry port town and faces France across the Strait of Dover, the narrowest part of the English Channel. It is home of the Dover Calais ferry through the Port of Dover and is famous for both its White Cliffs and Dover Castle that has historically performed a function of protection against invaders.

Dover's main commuting roads are the A2 and A20, connecting the town with Canterbury and London. Fast link trains run from Dover Priory to London St Pancras International stations and Ramsgate.

In 2017, a 6 screen Cineworld Cinema and leisure element including Restaurants with well-known shops will be opened at St James. There are nine secondary level schools, sixteen primary schools and two schools for special education as well as non-selective secondary schools including Astor College, St Edmund's Catholic School and Dover Christ Church Academy. Dover Grammar School for Boys and Dover Grammar School for Girls are the main grammar schools for the town.

ABOUT

Very rare to the market is this three double bedroom Victorian home, situated on the exceptionally popular Vale View Road in Elms Vale. The area is quiet with a mixture of period properties making it a highly attractive place to live and being adjacent to Vale View primary school may be an attraction for family purchasers.

The accommodation is arranged over two floors and comprises; a full length open planned lounge/dining room which opens out to the generous size lawned garden. From the dining area is the quality fitted kitchen and just off the kitchen is the good size family bathroom suite which has a further door into the utility/garden room. On the first floor is a spacious landing area and three double bedrooms. To the rear is a south facing garden which is mostly laid to lawn with a few shrubs, a panel fence and stone wall create boundaries. At the bottom end of the garden is a handy storage shed.

Please contact Miles and Barr for any viewing enquires.

DESCRIPTION

Ground Floor

Entrance

Lounge / Dining Room 25'3 x 14'2 (7.70m x 4.32m)

Kitchen 8'9 x 9'1 (2.67m x 2.77m)

Bathroom

Conservatory / Utility Room 3'10 x 9'6 (1.17m x 2.90m)

First Floor

Bedroom One 9'11 x 14'1 (3.02m x 4.29m)

Bedroom Two 8'5 x 13 (2.57m x 3.96m)

Bedroom Three 8'9 x 9'2 (2.67m x 2.79m)

External

Rear Garden

