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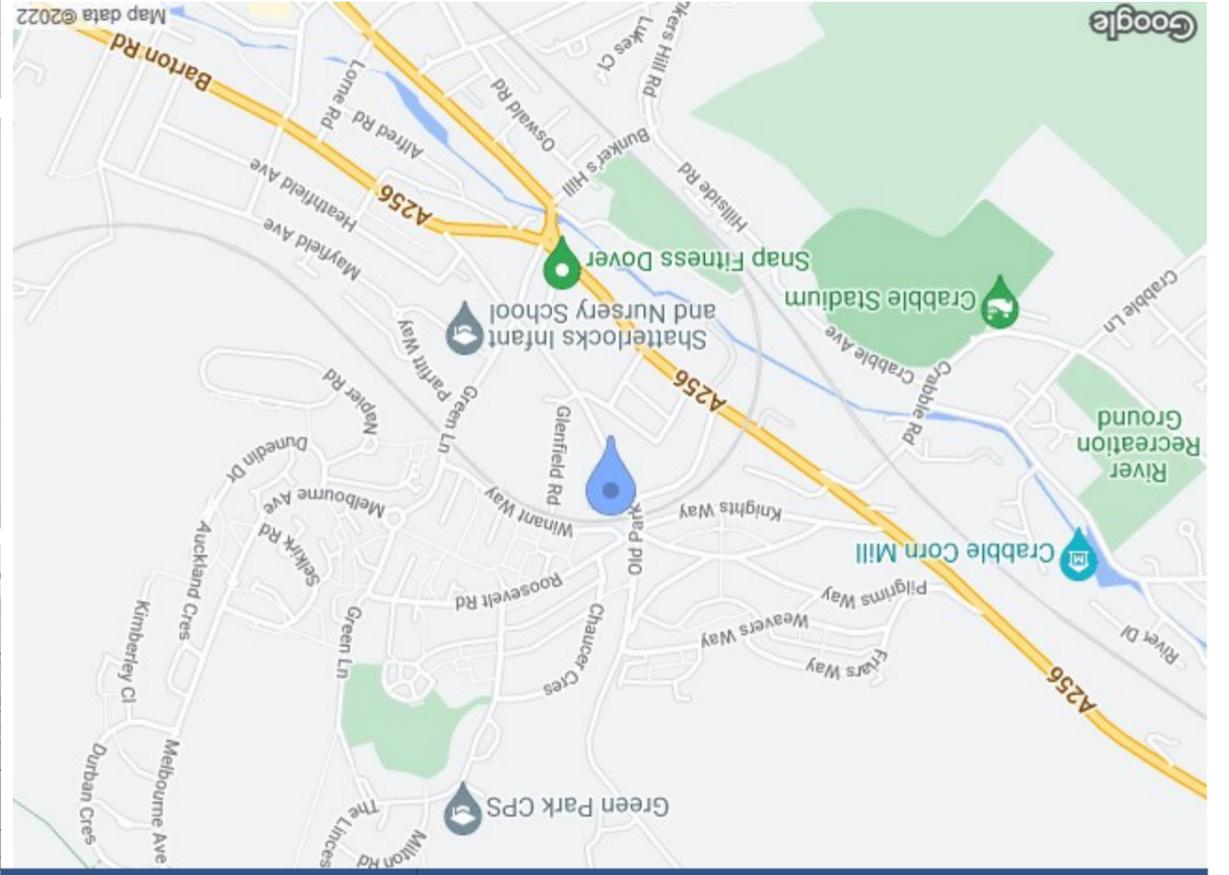


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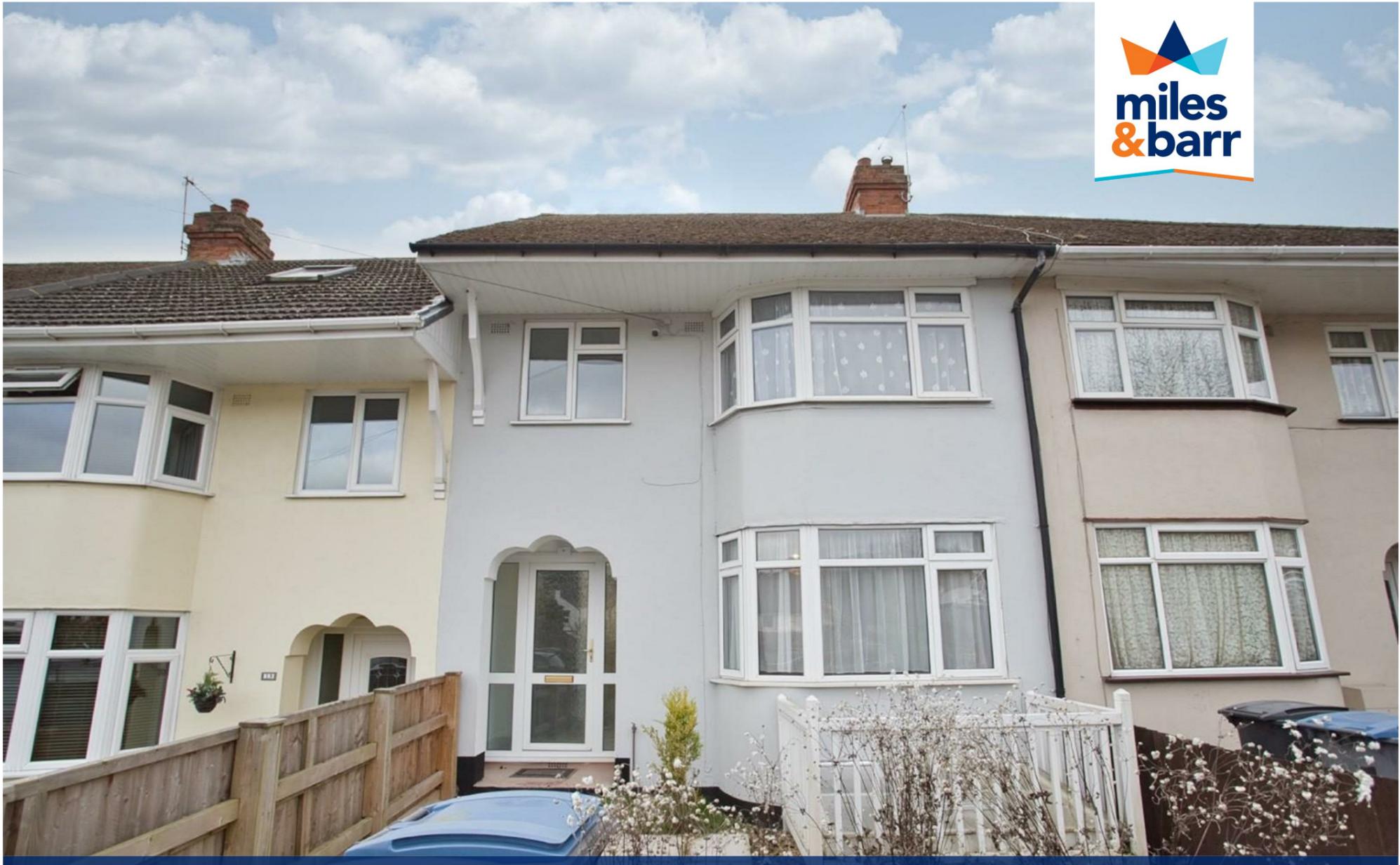


England & Wales	
EU Directive 2002/91/EC	
Very energy efficient - lower running costs	Not energy efficient - higher running costs
A (92-100)	G (1-20)
B (81-91)	F (21-30)
C (69-80)	E (31-40)
D (55-68)	D (41-50)
	C (51-60)
	B (61-70)
	A (71-80)

Energy Efficiency Rating: 66



OLD PARK HILL DOVER



**OLD PARK HILL
DOVER**

£350,000

- Council Tax Band: B
- Off Road Parking
- Versatile Layout
- Popular Location
- Five Bedrooms
- New Kitchen
- No Onward Chain

ABOUT

Miles & Barr are delighted to offer this extended terraced family home to the market CHAIN FREE.

Having been fully renovated throughout to a high standard by its current owners plus being offered with no onward chain this fantastic home really is ready to move straight into.

Arranged over three floors this substantial family home offers a wealth of space for the whole family. The lower ground floor offers three very generous reception rooms and access out to the rear garden, plus a beautiful three piece bathroom. The ground floor is of a traditional layout with a generous reception room to the front while a spacious fitted kitchen/diner are found to the rear and provide access out to the conservatory the doors off here lead to the roof terrace. The first floor comprises of two generous double bedrooms and a further single bedroom, plus the second three piece family bathroom.

Externally the property benefits from front and rear gardens with the rear having the option to be used as a driveway.

For further information or to arrange your viewing call Miles & Barr.

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.

DESCRIPTION

GROUND FLOOR

Porchway

Hallway

Living Room 14'3 x 11'5 (4.34m x 3.48m)

Kitchen / Dining Room 17'3 x 11'11 (5.26m x 3.63m)

Conservatory 13'4 x 5'9 (4.06m x 1.75m)

Roof Top Terrace

FIRST FLOOR

Landing

Family Bathroom

Bedroom One 12'5 x 13'8 (3.78m x 4.17m)

Family Room 16'9 x 11'2 (5.11m x 3.40m)

SECOND FLOOR

Bedroom Two 14'10 x 10'7 (4.52m x 3.23m)

Bedroom Three 12'0 x 10'8 (3.66m x 3.25m)

Bedroom Four 6'4 x 7'5 (1.93m x 2.26m)

OUTSIDE

Rear Garden

