



WARREN WAY, FOLKESTONE



WARREN WAY FOLKESTONE

OFFERS OVER £430,000

ABOUT

- Three Bedrooms
- Large Home Office in Garden
- Beautifully Presented
- New Kitchen
- Popular Location
- High Speed Link to London
- Lovely Garden
- Off Street Parking
- Great Schooling

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 live and invest in.

OPEN DAY STRICTLY BY APPOINTMENT ONLY- CALL THE OFFICE TODAY TO BOOK YOUR TIME SLOT

THREE BEDROOMS, HOME OFFICE, SOUGHT AFTER LOCATION!

MILES AND BARR are pleased to offer this three bedroom family home to the market.

This home is set in a very sought after road and is within easy reach of the sea front and town centre, great schooling at both Junior and Grammar levels as well as excellent transport links, including the high speed link to London, making this home ideally situated for all your needs.

Once inside, you will see the home is presented in very good order and offers beautifully presented accommodation comprising; entrance hall laid to parquet flooring which leads to an open-plan lounge/ dining area also laid to parquet flooring. This is then open to the newly fitted kitchen which has a range of top end appliances including, induction hob, oven, grill, microwave, dishwasher and washing machine, all with oak work tops. Upstairs are three good sized bedrooms with the third room being of a good size, no box room here! There is also a well-appointed family bathroom with a contemporary twist and exposed copper fittings.

To the rear, there is a lovely garden with patio area for outside dining and is mainly laid to lawn with shrub and flower borders and new fencing. The owner has also recently erected a new building which has a section for shed storage but the rest is a large space which is currently used as a home office, perfect for those looking to work from home.

Homes in this location are often popular and with its beautiful presentation and lovely homely feel, we expect interest to be high. So don't delay and call MILES AND BARR today for your viewing.

DESCRIPTION

Entrance

Entrance Hall

Lounge 14'06" into bay x 10'09" alcove (4.42m into bay x 3.28m alcove)

Kitchen / Diner 16'09" x 11'03" max (5.11m x 3.43m max)

First Floor

Landing

Bedroom 15'05" into bay x 9'06" max (4.70m into bay x 2.90m max)

Bedroom 11'04" x 9'05" (3.45m x 2.87m)

Bedroom 10'08" x 6'10" (3.25m x 2.08m)

Bathroom 7' x 6'09" (2.13m x 2.06m)

Exterior

Garden 85' approx (25.91m approx)

Home Office 14'03" x 12'11" (4.34m x 3.94m)

Off Street Parking

