



1 COBDEN ROAD  
FOLKESTONE

PCM £1,075 PCM



- Brand New Development
- One & Two Bedroom Apartments
- High Spec Contemporary Finish
- Brilliant Transport Links
- Length of Tenancy - 12 Months

## 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.

## ABOUT

Miles & Barr are proud to present this beautiful, new build two bedroom Maisonette situated in the heart of Cheriton High Street.

The maisonette benefits from contemporary features like Wood Worktops and High Gloss "J Pull" cupboard doors in the kitchens, High Spec Bathrooms and Full Height Windows, as well as offering Spacious Communal Areas and additional Bike Storage.

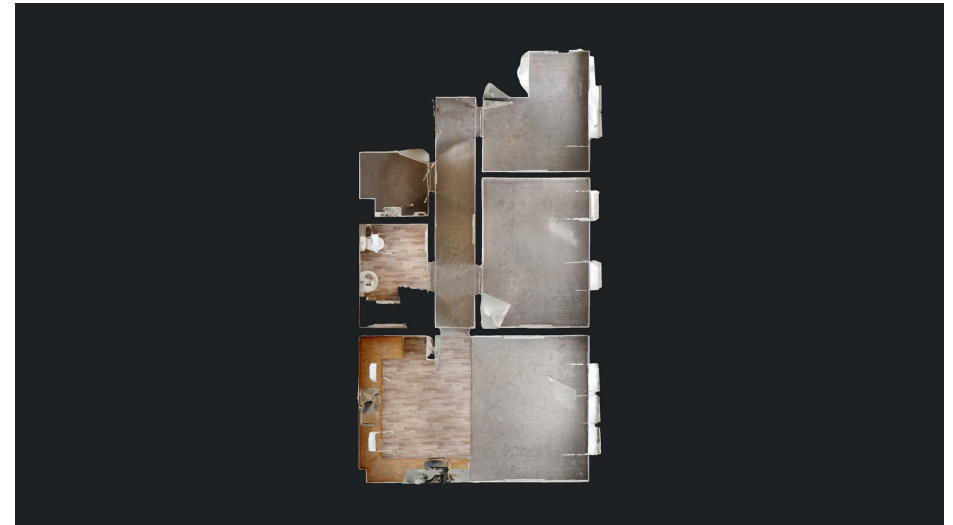
Located just a short walk from Cheriton High Street, as well as benefitting from brilliant transport links both via the M20 and High Speed Rail Link from Folkestone West Station, this development is perfectly set for all your needs.

The properties are available from September. Call now to book your viewing!





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...valuing people, not just property

4 High Street, Dover, Kent, CT16 1DJ

t. 01304 240011 e. [contactteam-lettings@milesandbarr.co.uk](mailto:contactteam-lettings@milesandbarr.co.uk)



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

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](http://www.milesandbarr.co.uk/referral-fee-disclosure)