

In accordance with the Property Misdescriptions Act (1991) 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.

**miles & barr**  
YOUR PROPERTY AGENT

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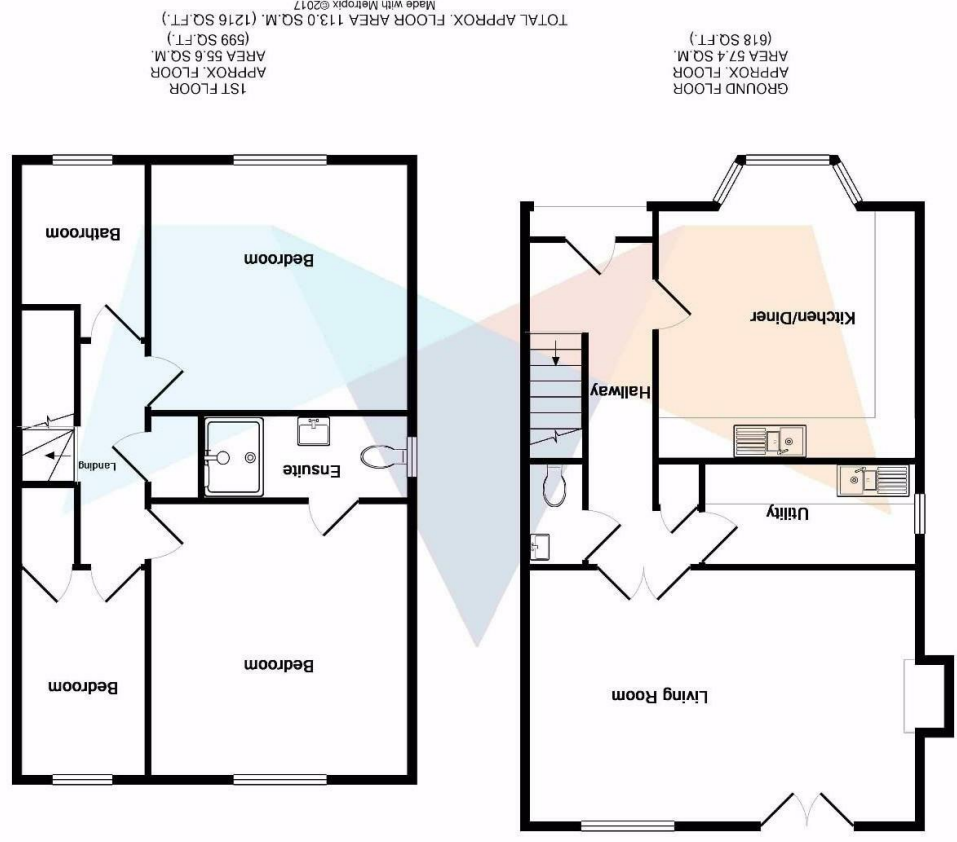
Energy Efficiency Rating	
100%	A
93%	B
85%	C
70%	D
55%	E
39%	F
13%	G

Environmental Impact (CO <sub>2</sub> ) Rating	
100%	A
93%	B
85%	C
70%	D
55%	E
39%	F
13%	G



**PLOT 2 CHURCHFIELD JUBILEE ROAD WORTH**



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- New Build Homes
- High Specification by Local Developer
- 3 Bedrooms
- Farmland Views
- Easy Access to Canterbury, Sandwich and Deal
- Village Location

## ABOUT

COMPLETION EASTER 2018

Miles and Barr are delighted to offer to the market this pair of stunning three bedroom new build homes built to a high specification by a local developer, with fittings including Luxury Kitchens with a choice of finish, Solid Worktops and quality electrical brands. Fully tiled bathrooms and fully carpeted throughout. No maintenance exteriors and working chimneys ready for solid fuel stoves (subject to the fitting of flues).

Imagine waking to the sound of the countryside but knowing you are just 30 minutes from the City of Canterbury, and 5-10 minutes from Sandwich and Deal. Church View Cottages is a unique development of 2, 3 bedroom houses individually designed to suit the needs of modern living and offers the discerning owner the very best of three worlds. Glorious Kent countryside on your doorstep, stunning shore lines just over a mile away and the city life in Canterbury just 12 miles away.

Just a mile from the historic and beautiful coastal town of Sandwich, sits the historical village of Worth. A quintessentially Kentish village, early in its history, Worth was a creekside community and Roman finds have encouraged speculation that some of Caesar's legions may have anchored their ships in the creek. It was certainly a Bronze Age settlement. Now, much of the land on the seaward side is part of the famous Prince's and Royal St George's golf courses, two of the finest Open links golf courses in England

The Cinque Port town of Sandwich has all of the major facilities including a railway link to the fast trains at both Deal and Folkestone. But the charm of Sandwich is its historical architecture, small winding streets, fabulous eateries and individual shops including an outstanding delicatessen. For active residents Sandwich also has cricket, tennis, sailing, karate and windsurfing clubs along with nature reserves and excellent bird spotting opportunities as the area is a key migration point.

NOTE - Measurements are Subject to change

## DESCRIPTION

Entrance

Entrance Hallway

Kitchen 11'7" x 11'0" (3.55m x 3.36m)

Utility Room 8'7" x 5'8" (2.62m x 1.73m)

Living room 17'11" x 10'8" (5.48m x 3.27m)

First Floor

Landing

Bedroom One 12'5" x 11'1" (3.81m x 3.38m)

Bedroom Two 12'5" x 11'0" (3.79m x 3.37m)

Ensuite 8'5" x 3'0" (2.58m x 0.93m)

Bedroom Three 8'11" x 6'7" (2.73m x 2.02m)

Bathroom 8'9" x 6'7" (2.69m x 2.02m)

## LOCATION

Worth is a quiet and quaint village on the outskirts of the historic town of Sandwich in Kent, which still has many original Medieval buildings, including several listed public houses, gates in the Old Town walls and some of the best-preserved half-timbered houses in the country. While once a major port, it is now two miles from the sea, its historic centre preserved. Sandwich Bay is home to nature reserves and two world-class golf courses, Royal St George's and Prince's. The town is also home to educational and cultural events.

