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Woodpecker Way, Hythe

Asking Price £259,950



This delightful semi-detached house presents an excellent opportunity for those seeking a modern and comfortable home. As a new build property, it boasts contemporary design and finishes, ensuring a fresh and inviting atmosphere throughout.

The house features a well-proportioned reception room, perfect for entertaining guests or enjoying quiet evenings with family. With two spacious bedrooms, there is ample room for relaxation and personal space, making it ideal for couples, small families, or even as a rental investment.

The property includes a thoughtfully designed bathroom, equipped with modern fixtures to cater to your daily needs. Additionally, the convenience of parking for two vehicles adds to the appeal, making it easy for you and your guests to come and go without hassle.

Situated in a desirable location, this home offers a blend of tranquillity and accessibility, with local amenities and transport links within easy reach. Whether you are looking to settle down or invest in a promising property, this semi-detached house on Woodpecker Way is a wonderful choice that combines comfort, style, and practicality. Do not miss the chance to make this lovely house your new home.

Popular local attractions include pleasant walks and picnics along the Royal Military Canal. You can also visit the famous Romney Hythe and Dymchurch Steam railway. This popular town offers a good selection of independent shops together with Waitrose, Aldi and Sainsbury's stores, as well as a host of coffee and tea shops, bars and restaurants.

Hythe town offers a good selection of independent shops together with Waitrose, Aldi and Sainsbury's stores, as well as a host of coffee and teashops, bars and restaurants. Hythe also offers a wealth of recreational activities and sports clubs as well as several nearby golf courses. Folkestone West main line railway station is approximately 15 minutes away by car and offers fast services to London, St Pancras in just over approximately 50 minutes. The M20 motorway, Channel Tunnel terminal and Port of Dover are also easily accessed by car.

Services - Mains water, gas, electricity and sewerage

Heating - Gas central heating

Broadband - 3mb - 1800mb

Mobile Phone coverage - Poor - Good

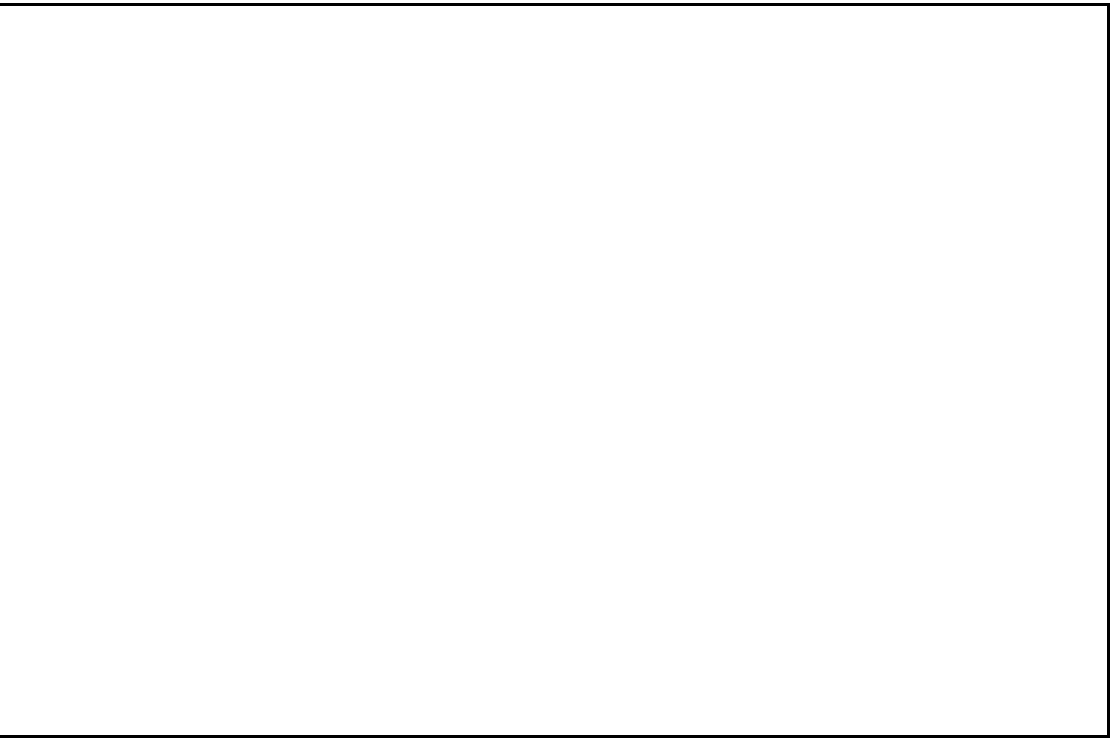
Flood Risk - Very Low



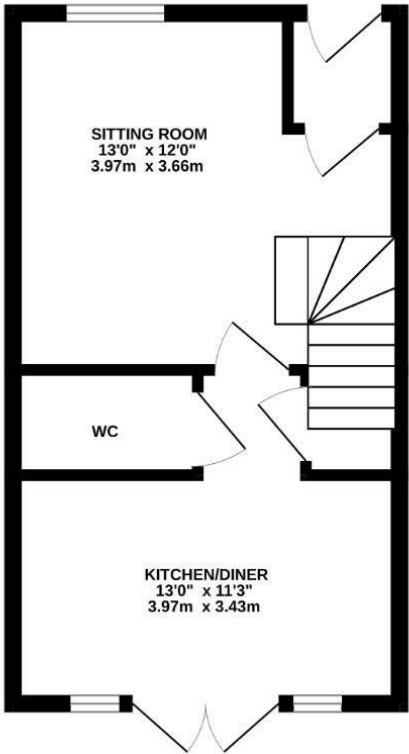
- NO ONWARD CHAIN
- TWO BEDROOM SEMI DETACHED
- DOWNSTAIRS CLOAKROOM
- SOUGHT AFTER LOCATION
- ENCLOSED REAR GARDEN
- DRIVEWAY OFFERING PARKING
- DOUBLE GLAZING
- GAS CENTRAL HEATING



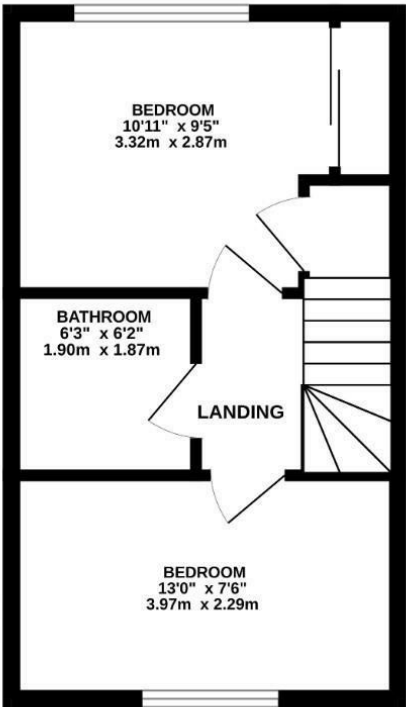




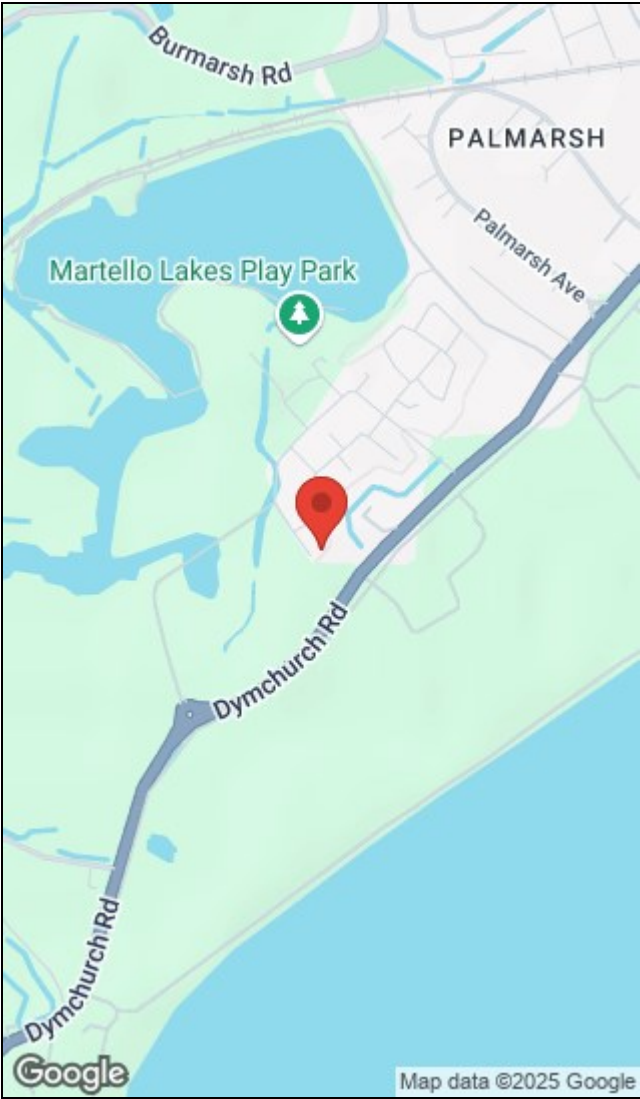
GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix 5/2025



| Energy Efficiency Rating | | Environmental Impact (CO ₂) Rating | | | |
|---|---------|--|---|-----------------|-----------|
| | Current | Potential | | Current | Potential |
| Very energy efficient - lower running costs | | | | | |
| (92 plus) A | | | Very environmentally friendly - lower CO ₂ emissions | (92 plus) A | |
| (81-91) B | | | (81-91) B | | |
| (69-80) C | | | (69-80) C | | |
| (55-68) D | | | (55-68) D | | |
| (39-54) E | | | (39-54) E | | |
| (21-38) F | | | (21-38) F | | |
| (1-20) G | | | (1-20) G | | |
| Not energy efficient - higher running costs | | | | | |
| England & Wales | | EU Directive 2002/91/EC | | England & Wales | |

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