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£320,000

6 Alison Crescent, Whitfield, Dover CT16 3LN



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- **IDEAL FAMILY HOME**
- **4 BEDROOMS**
- **GARAGE & PARKING**
- **REAR GARDEN**
- **CHAIN FREE**
- **ENERGY RATING - D (66)**

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To arrange a viewing please call **01304 246111**



THIS CHALET STYLE SEMI-DETACHED BUNGALOW MAKES AN IDEAL FAMILY HOME, SET IN A POPULAR LOCATION. On the ground floor is a lounge, kitchen/diner, 2 double bedrooms and a shower room. On the first floor are two further double bedrooms and an en-suite WC. Further benefits include double glazing & gas central heating.

To the outside there is ample off road parking, garage and rear garden.

This semi detached chalet bungalow is situated in the popular village of Whitfield which boasts local shops, public house and a primary school; it is excellently positioned for the A2/M2 to Canterbury and London, with Dover town centre approx. 3 miles away. Also close by is Dover Port, the railway station at Kearsney, and the main-line station at Priory with the fast link train to London St Pancras in 1 hour 9 mins. Within Dover itself there is a good range of secondary Schools including the Dover Boys and Girls Grammar Schools.

An early viewing is highly recommended on this chain free property.

The accommodation comprises (measurements are maximum, taken into bays and extremes):-

GROUND FLOOR

Double glazed front door opening to entrance porch.

Entrance Porch

Double glazed window to front. Door to rear garden access. Door to entrance hall.

Entrance Hall

Radiator. Two storage cupboards, one containing the electric meter. Doors to lounge, kitchen/diner, bedrooms and shower room.

Lounge

15'6 x 13'9 (4.72m x 4.19m)
Double glazed windows to front and side. Radiator x 2. Fireplace. Stairs to first floor.

Kitchen/Diner

15'9 x 9'5 (4.80m x 2.87m)
Fitted with a range of worktop base and wall units. 1 1/2 bowl sink. Integrated oven and hob. Space for washing machine, dishwasher and fridge/freezer. Radiator. Double glazed windows to side and rear. Door to garden access.

Bedroom

12'7 x 10'9 (3.84m x 3.28m)
Double glazed window to front. Built in wardrobes. Radiator.

Bedroom

11' x 10'9 (3.35m x 3.28m)
Double glazed patio door to garden. Radiator.

Shower Room

7'7 x 5'3 (2.31m x 1.60m)
Walk in large shower tray. Low level WC and wash basin. Radiator. Frosted double glazed window to rear.

FIRST FLOOR

Landing

Door to storage cupboard with boiler and access to eaves storage space. Doors to bedrooms.

Bedroom

12'1 x 10'6 (3.68m x 3.20m)
Double glazed window to rear. Radiator. Built in cupboards. Sliding doors opening to large wardrobe area.

Bedroom

11'9 x 8'1 (3.58m x 2.46m)
Double glazed window to rear. Radiator. Built in cupboards. Door to en-suite WC.



En-Suite WC

Low level WC and wash basin. Radiator. Frosted double glazed window to side.

OUTSIDE

Front Garden - Off road parking for a number of cars.

Garage - 15'9 x 8' Up and over door. Power and light. Rear door opening to rear garden area.

Rear Garden - Laid to patio and shingle area. Tap. Two rear storage / work sheds.

Energy Rating - Band D (66)

Council Tax - Band D

Viewing
Strictly by arrangement with the agents, Tersons
01304 246111
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