



**OVER 60?**

Secure this property  
for up to **59% less!**

**Guide Price**  
**£375,000**

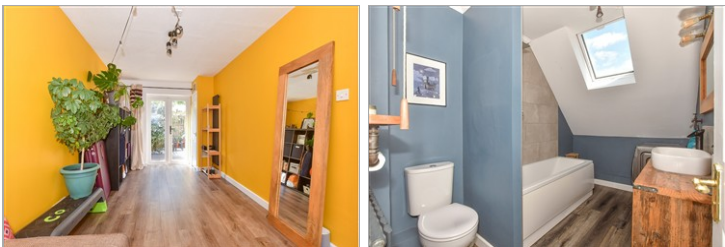
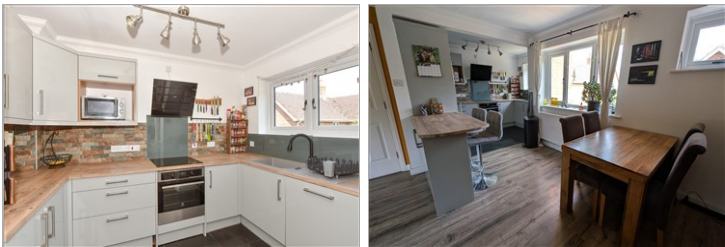
**Freehold**

4x  1x  1x 

**Rheims Court,  
Canterbury, Kent, CT2**

*Wards*  
Helping you move forwards





## Main features

- Beautiful open plan kitchen/lounge
- Adaptable and versatile layout
- Driveway to the front of the home
- Envious location on a quiet no through road within walking distance of St Dunstons
- Garage conversion providing additional bedroom space if required

## Accommodation

### GROUND FLOOR

Entrance Hallway  
Cloakroom  
Bedroom 3: 16'4 x 8'4 (4.98m x 2.54m)  
Bedroom 4: 10'6 x 6'6 (3.20m x 1.98m)

### FIRST FLOOR

Landing  
Lounge/Diner: 18'4 x 13'2 (5.59m x 4.02m)  
Kitchen: 10'4 x 6'6 (3.15m x 1.98m)

### SECOND FLOOR

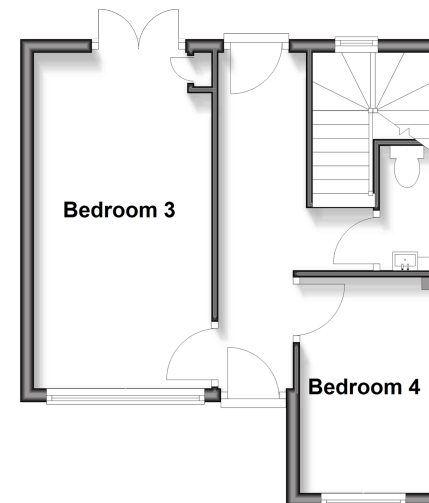
Landing  
Bedroom 1: 12'6 x 9'2 (3.81m x 2.80m)  
Bedroom 2: 9'7 x 8'10 (2.92m x 2.69m)  
Bathroom: 10'5 x 6'6 (3.18m x 1.98m)

### OUTSIDE

Front Garden  
Driveway  
Rear Garden

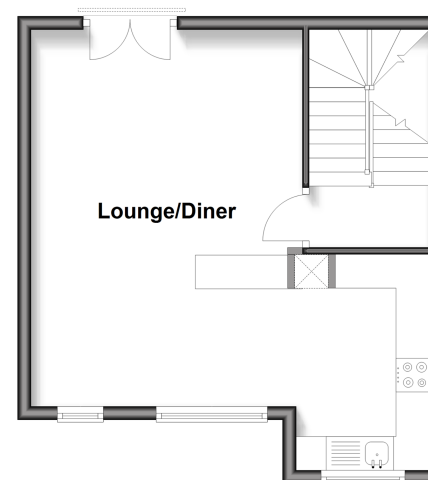
### Ground Floor

Approx. 32.6 sq. metres (350.4 sq. feet)



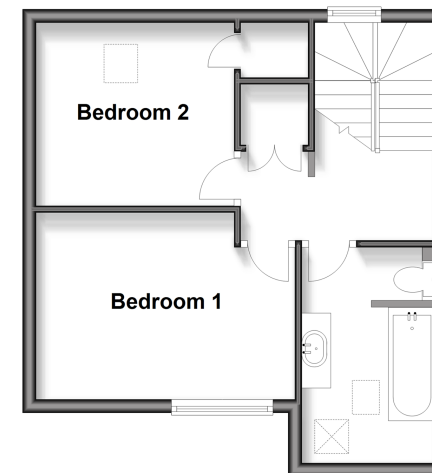
### First Floor

Approx. 34.9 sq. metres (375.9 sq. feet)



### Second Floor

Approx. 34.9 sq. metres (375.9 sq. feet)



**Call Canterbury - 01227 766669 ■ [wardsofkent.co.uk](http://wardsofkent.co.uk)**

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 50% less, by purchasing a Lifetime Lease.



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