



Guide Price
£175,000

Freehold

3x  1x  1x 

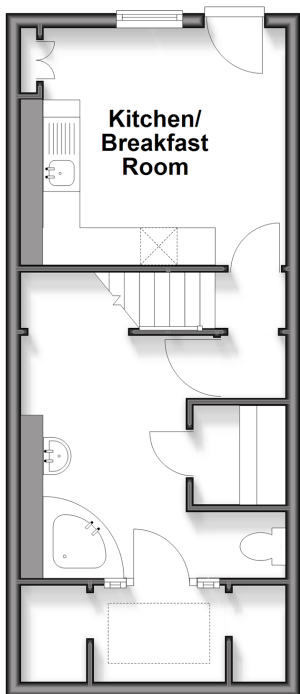
**Clarendon Street, Dover,
Kent, CT17**

OVER 60?

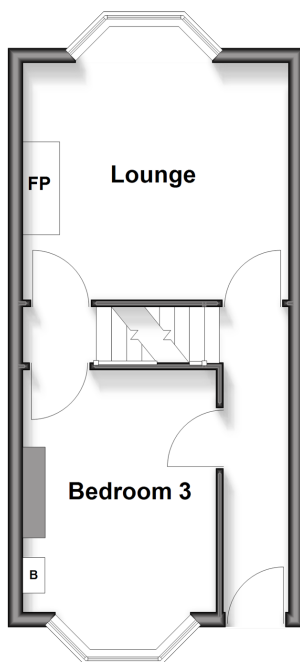
Secure this property
for up to **59% less!**

Wards
Helping you move forwards

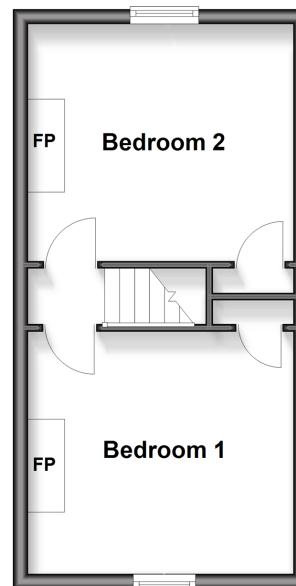
Lower Ground Floor
Approx. 31.7 sq. metres (341.4 sq. feet)



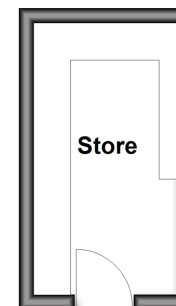
Ground Floor
Approx. 27.1 sq. metres (292.1 sq. feet)



First Floor
Approx. 26.7 sq. metres (287.2 sq. feet)



Outbuilding
Approx. 7.1 sq. metres (76.6 sq. feet)



Accommodation

GROUND FLOOR

Entrance Hallway

Lounge : 12'10 x 10'1 (3.91m x 3.08m)

Bedroom 3 : 12'5 x 9'4 into bay (3.79m x 2.85m)

LOWER GROUND FLOOR

Kitchen/Breakfast Room : 11'1 x 10'4 (3.38m x 3.15m)

Bathroom : 10'8 x 8'7 (3.25m x 2.62m)

Utility Area : 12'2 x 4'5 (3.71m x 1.35m)

FIRST FLOOR

Landing

Bedroom 1 : 12'2 x 10'5 (3.71m x 3.18m)

Bedroom 2 : 12'3 x 10'6 (3.74m x 3.20m)

OUTBUILDING

Store

OUTSIDE

Rear Garden



Main features

- Spacious property over 3 floors
- Ideal first time buy
- Pretty rear garden with rear access
- Walking distance to Dover Priory railway station with its high speed links to London
- Close to Dover town and schools



Nearest Schools

Primary Schools: Vale View Community School 0.4 miles, St Martin's School 0.7 miles, Barton Junior School 0.8 miles
Secondary Schools: Dover College 0.6 miles, Astor College for the Arts 0.7 miles.



Transport Information

Train Stations: Dover Priory 0.5 miles, Kearsney 2.8 miles, Martin Mill 5.2 miles



Address

Clarendon Street, Dover, Kent, CT17



Directions

For directions to this property please contact us.



Wards
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Call Dover Branch 01304 214876 ■ 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.



10736083/20251020/TE/CDH