



**Price**  
**£425,000**

**Freehold**

4x  2x  2x 

**Stansfeld Avenue,  
Hawkinge, Folkestone,  
Kent, CT18**

**OVER 60?**

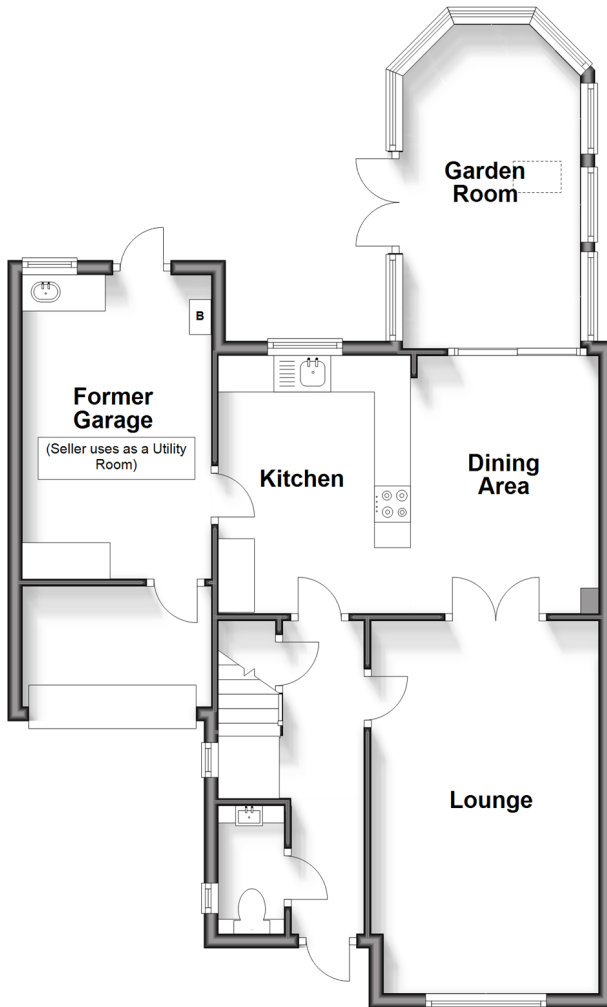
Secure this property  
for up to **59% less!**

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## Accommodation

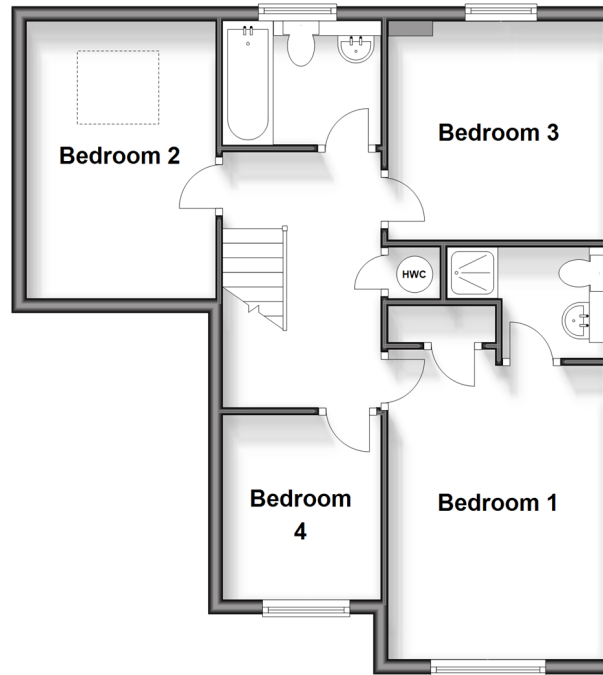
### Ground Floor

Approx. 71.1 sq. metres (764.8 sq. feet)



### First Floor

Approx. 54.7 sq. metres (588.5 sq. feet)



### GROUND FLOOR

Hallway

Kitchen/Dining Area: 17'2 x 11'6 (5.24m x 3.51m)

Lounge: 16'8 x 10'3 (5.08m x 3.13m)

Garden Room: 14'8 x 9'2 (4.47m x 2.80m)

Former Garage (Utility Room): 15'2 x 8'6 (4.63m x 2.59m)

### FIRST FLOOR

Landing

Bedroom 1: 14'4 x 9'7 (4.37m x 2.92m)

En-suite: 5'1 x 4'8 (1.55m x 1.42m)

Bedroom 2: 12'6 x 8'5 (3.81m x 2.57m)

Bedroom 3: 10'1 x 9'8 (3.08m x 2.95m)

Bedroom 4: 8'3 x 7'3 (2.52m x 2.21m)

Bathroom

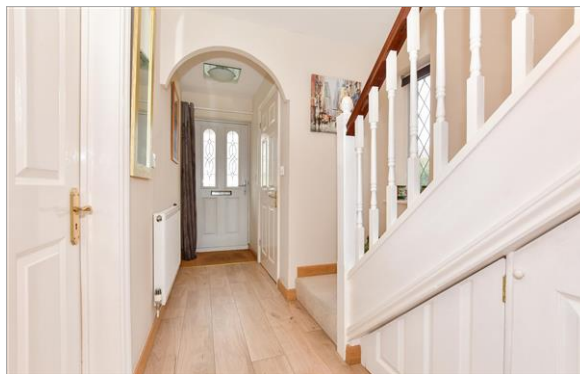
### OUTSIDE

Off Road Parking

Front Garden

Rear Garden





## Main features

- Cosy roof conservatory
- Open plan living diner
- Two reception rooms
- Family bathroom plus one en-suite
- Solar panelled velux and blind



### Nearest Schools

Primary Schools: The Churchill School 0.3 miles, Hawkinge Primary 0.7 miles, Capel-le-Ferne Primary 2.2 miles

Secondary Schools: Oakwood School 2.6 miles, The Harvey Grammar School 3.1 miles, Highview School 3.4



### Transport Information

Train Stations: Folkestone Central 3.1 miles, Folkestone West High Speed Link 3.3 miles, Sandling 4.5 miles



### Address

Stansfeld Avenue, Hawkinge, Folkestone, Kent, CT18



### Directions

For directions to this property please contact us.





**Wards**  
Helping you move forwards

Call Folkestone Branch 01303 256505 ■ [wardsof Kent.co.uk](http://wardsof Kent.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 59% less, by purchasing a Lifetime Lease.



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