



**OVER 60?**

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

**Price**

**£230,000**

**Freehold**

3x  1x  2x 

**Black Bull Road,  
Folkestone, Kent, CT19**

*Wards*  
Helping you move forwards



## Main features

- Large period property over three floors
- Private rear garden
- Close to links to London
- Perfect first time buy or investment
- Two large reception rooms and three double bedrooms

## Accommodation

### GROUND FLOOR

Entrance Hall  
Lounge: 12'10 x 10'7 (3.91m x 3.23m)  
Dining Area: 10'1 x 10'0 (3.08m x 3.05m)  
Kitchen: 15'4 x 7'2 (4.68m x 2.19m)

### FIRST FLOOR

Landing  
Bedroom 2: 14'1 x 12'10 (4.30m x 3.91m)  
Bedroom 3: 10'9 x 9'8 (3.28m x 2.95m)  
Bathroom: 8'5 x 7'2 (2.57m x 2.19m)  
Separate Toilet

### SECOND FLOOR

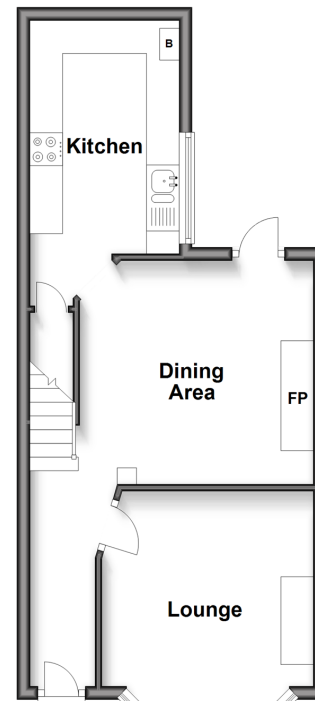
Landing  
Bedroom 1: 22'5 x 14'1 (6.84m x 4.30m)

### OUTSIDE

Rear Garden

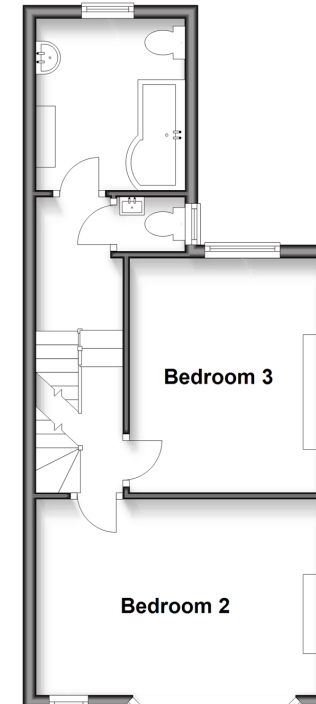
### Ground Floor

Approx. 36.8 sq. metres (396.1 sq. feet)



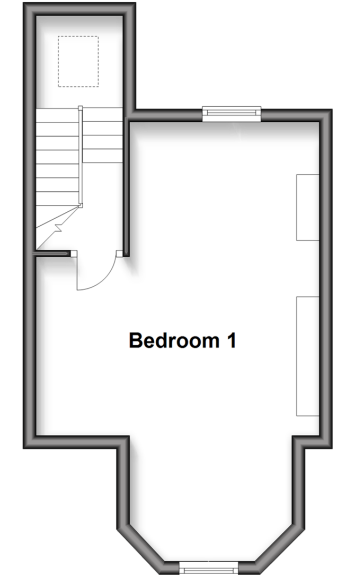
### First Floor

Approx. 37.6 sq. metres (404.3 sq. feet)



### Second Floor

Approx. 27.3 sq. metres (293.5 sq. feet)



Call Folkestone - 01303 256505 ■ [wardsfolkent.co.uk](http://wardsfolkent.co.uk)

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.

- Appliances & services are untested, dimensions are approximate and floor plans are not to scale



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