



Connells

Broad Street  
Canterbury





## Property Description

Connells are delighted to present to the market this Charming Three Bedroom, Grade Two Listed Property, set within Canterbury's City Walls!

This home boasts a generous rear garden with the benefit of off street parking to the rear, whilst internally you will find a welcoming open plan accommodation comprising of the main lounge, newly fitted kitchen and main bathroom to the ground floor, whilst to the first floor are two double bedrooms and to the second, an additional double bedroom with views of Canterbury Cathedral!

### Lounge

10' 10" x 8' 5" ( 3.30m x 2.57m )

### Kitchen

15' 10" x 8' 6" ( 4.83m x 2.59m )

9 Month old kitchen

### Bathroom

7' 8" x 4' 6" ( 2.34m x 1.37m )

### Bedroom One

11' 4" x 8' 6" ( 3.45m x 2.59m )

### Bedroom Two

11' 3" x 8' 6" ( 3.43m x 2.59m )

### Bedroom Three

8' 7" x 3' 8" ( 2.62m x 1.12m )

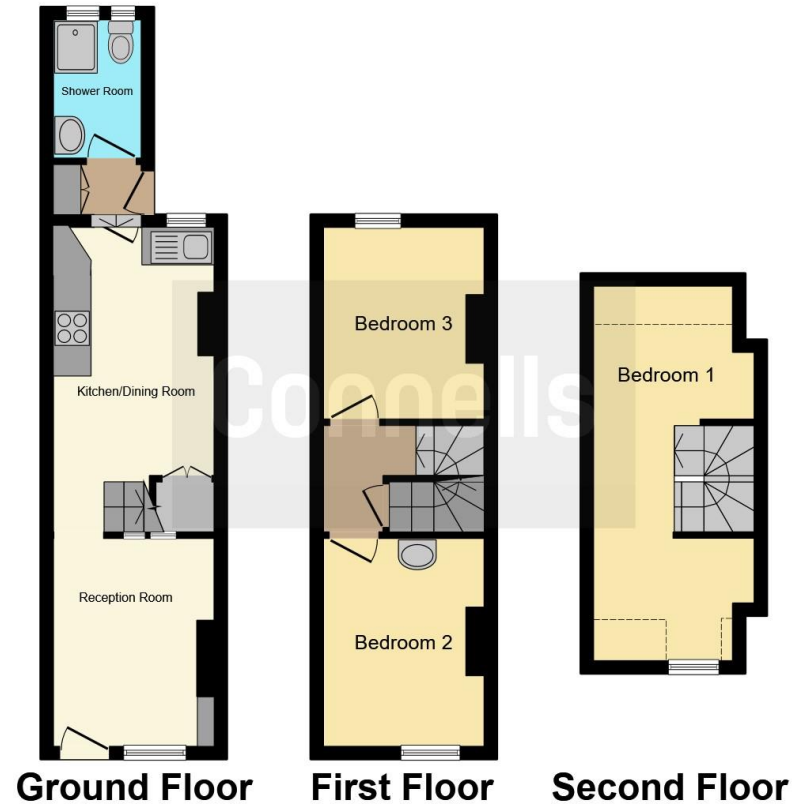












This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Connells on

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**EPC Rating: Exempt**

Tenure: Freehold

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