



Jenkinson realestates

Church Street  
Walmer  
Asking Price £265,000

# Freehold

Energy Performance Rating = D

Period Home

Offering Two Bedrooms

Allocated Parking

Spacious Living / Dining  
Room

Offering Two Bedrooms  
Mezzanine Balcony to Master  
Bedroom

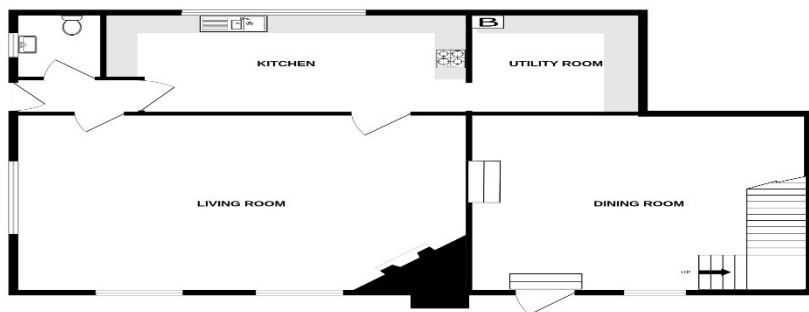
No Onward Chain  
Complications

Jenkinson Estates are pleased to bring to the market this charming converted school, situated in the conservation area of Church Street, Walmer. This property, offering many features and spacious accommodation, really must be seen. The property offers a truly lovely sized living / dining room that is over 25ft in length and is commanded by a large window, a spacious kitchen and a separate utility room. The ground floor is completed with a W.C. The first floor continues to impress with two double bedrooms, the master has a mezzanine balcony that overlooks into the living room. This level is completed with a shower room. Externally there is allocated parking and a gated courtyard. A charming home that comes to the market with no onward chain complications that really must be seen. All viewings are strictly by appointment via the Sole Agent Jenkinson Estates. Council Tax Band E

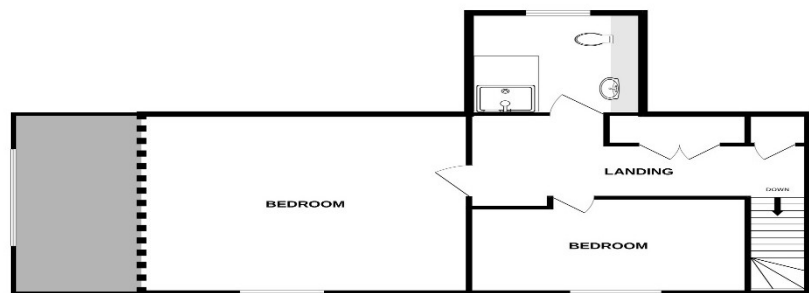




## GROUND FLOOR



## 1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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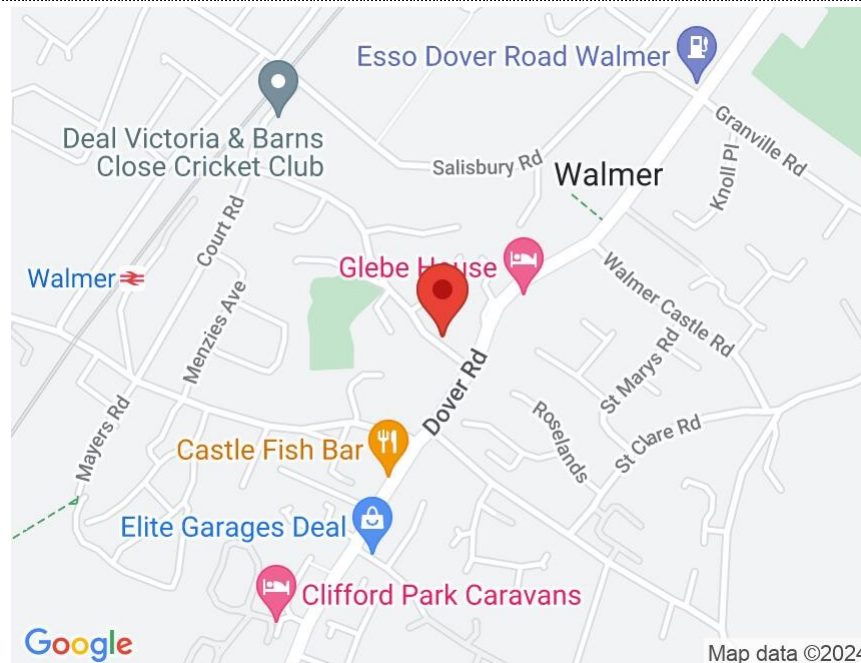
**4 West Street, Deal, Kent, CT14 6AE**

**01304 373 984**

**info@jenkinsonestates.co.uk**

**www.jenkinsonestates.co.uk**

Important Notice - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.



## Accommodation

Entrance Via;

Hallway

W.C

Living / Dining Room

35'9" x 17'9" (10.90m x 5.41m)

Kitchen

15'4" x 9'7" (4.67m x 2.92m)

Utility Room

## First Floor

Bedroom One

18'1" x 18'0" (5.51m x 5.49m)

Bedroom Two

11'4" x 11'0" (3.45m x 3.35m)

Shower Room

9'0" x 7'6" (2.74m x 2.29m)

Off Road Parking

Courtyard Garden

