



Jenkinson realestates

Out Downs

Deal

Asking Price £395,000

Freehold

Energy Performance Rating = C

End of Terrace Townhouse
No Onward Chain

Offering Two Double Bedrooms
Spacious Open Plan Living Space

Enclosed Rear Garden
Integral Garage

Jenkinson Estates are pleased to bring to the market this modern townhouse situated in the popular development of Out Downs, Deal. This eco-friendly home, which benefits from having solar panels, is ready to move straight into and with versatile accommodation over three floors it is a great choice for modern living. There is an integral garage and ample visitor parking. The ground floor comprises of a tiled, split-level hallway that leads to a cloakroom, a utility room, and double doors that open to the rear garden. The first floor continues with the two bedrooms, both having fitted wardrobes and the master has the benefit of an en-suite shower room. The family bathroom completes this level. The top floor offers an impressive open plan space that comprises of a kitchen, dining area and a living space in one. This top floor offers dual aspect and vaulted ceilings. The rear garden is low maintenance, complete with a decked seating area and rear access. Located within this quiet cul-de-sac, and a short stroll from the vibrant town. Deal offers a range of local amenities, including the wonderful promenade and seafront and many individual shops and supermarkets. All viewings are strictly by appointment via Jenkinson Estates.

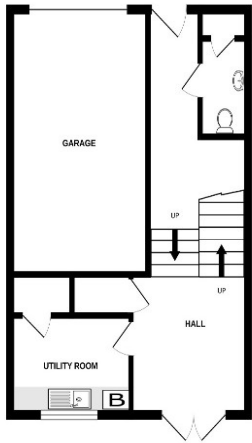


Council Tax Band C

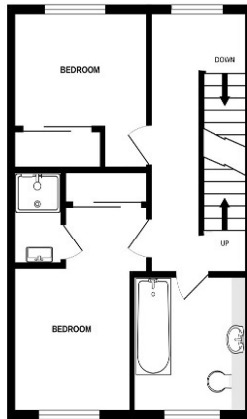
Service Charge for Communal Ground and Gardens - £160.00p/a



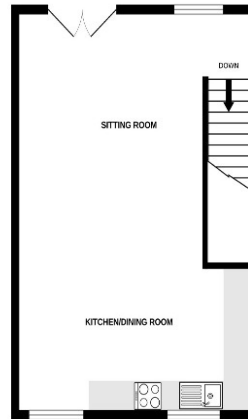
GROUND FLOOR



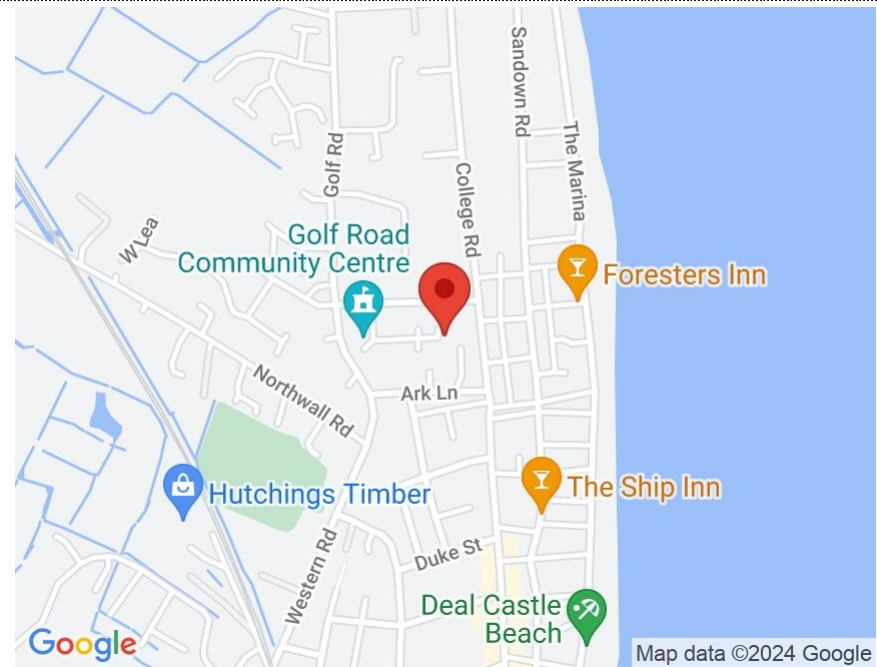
1ST FLOOR



2ND 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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Accommodation

Second Floor

Entrance Hallway

Open Plan Living / Dining / Kitchen

25'8" x 16'5" (7.82m x 5.00m)

W.C

Utility Room

8'4" x 5'5" (2.54m x 1.65m)

Integral Garage

First Floor Landing

Rear Enclosed Garden

Bedroom One

12'8" Max x 8'1" (3.86m x 2.46m)

En-Suite Shower Room

Bedroom Two

10'3" x 9'3" (3.12m x 2.82m)

Family Bathroom

7'9" x 7'5" (2.36m x 2.26m)

Jenkinson Estates

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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.

