



50 Harpswood Lane Hythe Kent CT21 4BH
Guide £535,000

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50 Harpswood Lane

Hythe Kent CT21 4BH

Detached bungalow in a desirable location with wrap around garden, garage and parking.

Situation

Saltwood is located immediately to the north of Hythe on the high land over the Romney Marsh. The village continues to be centered around its picturesque Green where numerous roads converge and a selection of amenities are available including a local store, Michelin star restaurant, public house, village hall and Parish Church of St Peter and St Paul. Nature enthusiasts will delight in the abundance of footpaths, bridleways, and Brockhill Country Park, offering scenic routes for horse riding, dog-walking, and organised outdoor activities.

The bustling town of Hythe, featuring a lively high street, four supermarkets and a variety of independent shops and restaurants, is also easily accessible.

Transport links are well catered for with a bus service running through the centre of the village, Sandling railway station and Folkestone West providing links to the High Speed rail service to London St. Pancras, access to the M20 motorway and Eurotunnel in Cheriton provides easy access to France and the Continent.

The Property

Harpswood Lane features a collection of charming detached bungalows set on a peaceful side road. Built circa 1970 by local builders Charliers, this property is situated behind discreet high hedging offering privacy and seclusion.

The accommodation has an entrance vestibule and wide and welcoming reception hall with double doors opening to a front sitting room with dual aspect, including patio doors and a feature gas fireplace.

A separate connecting door opens to a rear dining room and onward to a modern well fitted kitchen with matching range of cupboard units, modern oven and induction hob and airing cupboard.

From the hallway are three bedrooms of good size, each with fitted wardrobes and a modern bathroom suite with bath now replaced by a shower cubicle and a separate second cloakroom. A rear access combines as a utility area with an amalgam of plumbing services. The property is sold with the benefit of double glazing, gas central heating and no onward chain.

Outside

A sloping driveway allows off road parking to a garage with electric up and over door and personal access to the rear. The property has high level hedging to a wrap around garden, with a selection of planting, trees, shrubs and bushes.

To the rear is a timber garden shed and a separate paved patio area adjoining the sitting room patio doors providing an attractive seating area to the outside.

Services

All main services are connected.

Local Authority

Folkestone and Hythe District Council, Council Offices, Castle Hill Avenue, Folkestone, Kent, CT20 2QY.

Tenure

Freehold



To view this property call Colebrook Sturrock on **01303 260666**

Total Approximate Area = 1343 sq ft / 124.7 sq m (includes garage and outbuilding)

For identification only - Not to scale

Current Council Tax Band: E

EPC Rating: D

Agents Note

The property is 'bought as seen' and the Agents are unable to comment on the state and condition of any fixtures, fittings and appliances etc.



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © n°checom 2025. Produced for Colebrook Sturrock 2014 Limited. REF: 1337064

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		76 C
55-68	D	64 D	
39-54	E		
21-38	F		
1-20	G		

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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

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