



HUNTERS[®]
HERE TO GET *you* THERE



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Denmark Street, Folkestone

Guide Price £220,000



GUIDE PRICE £220,000 - £230,000.

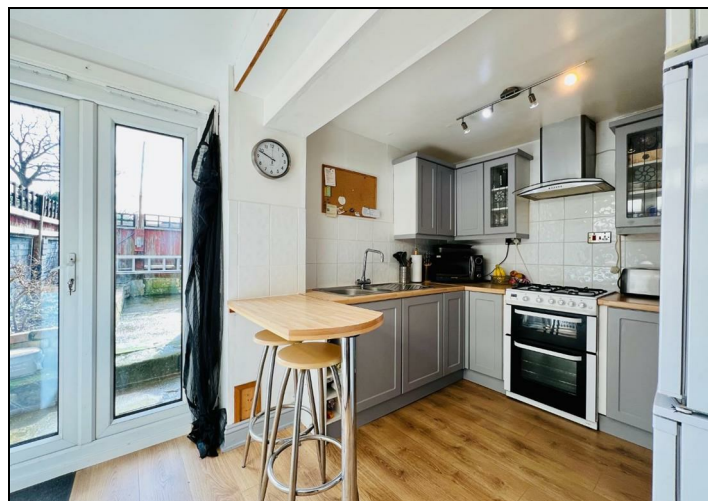
Hunters are pleased to offer for sale this beautifully presented terraced house in the popular location of Denmark Street, Folkestone. A spacious home with light and airy living space comprising entrance hall, sitting room, dining room, fitted kitchen and utility area with door to rear garden. Two double bedrooms, family bathroom and the benefit of a spacious attic room with plenty of storage space. Outside there is an enclosed rear garden with a paved area perfect for entertaining with a garden shed.

Location: There are a range of local amenities to include individual shops and businesses together with a public house and primary school within walking distance and excellent access to the M20 motorway network leading to Dover and the Channel Tunnel. The mainline train station to St. Pancras International in under an hour is within easy reach as is the Harbour Arm with its exciting range of eateries and coastal walks.

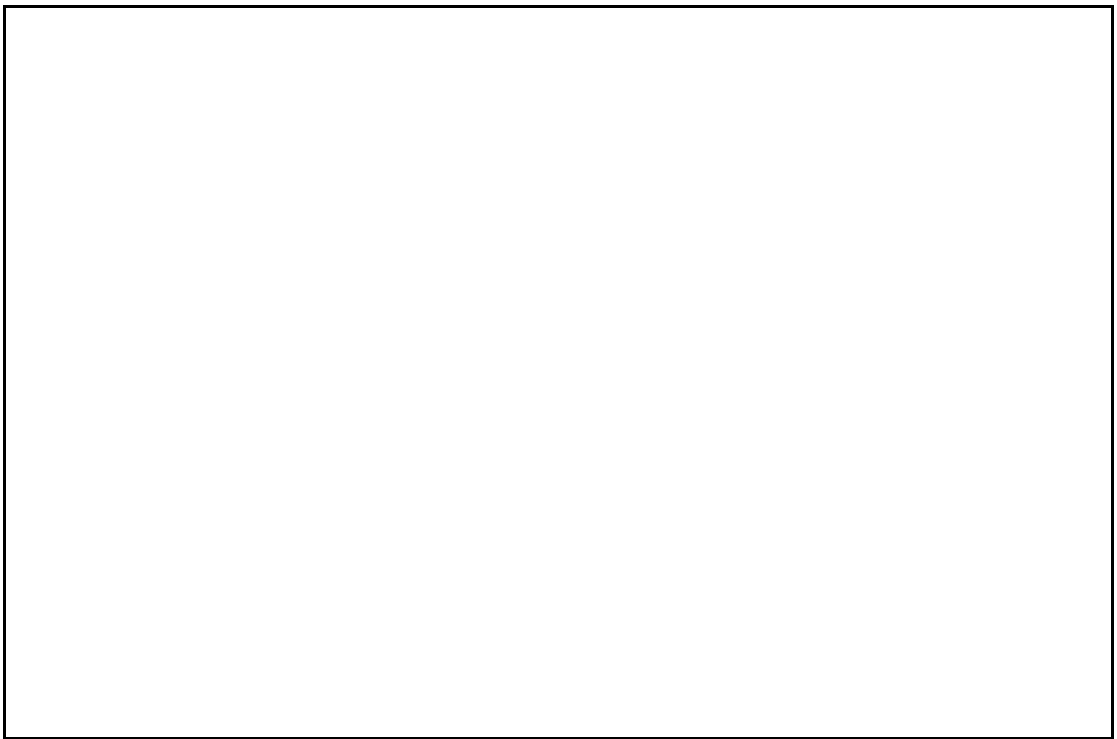
Please call Hunters at your earliest convenience to arrange a viewing!

KEY FEATURES

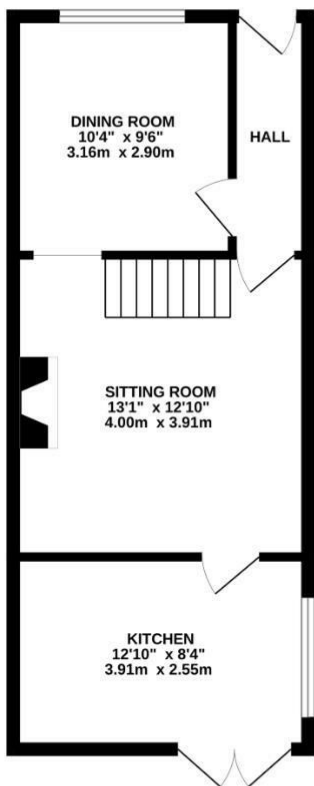
- 2 BEDROOMS
- CLOSE TO SCHOOLS & AMENITIES
- ATTIC ROOM
- FREEHOLD
- WELL PRESENTED
- EPC - TBC



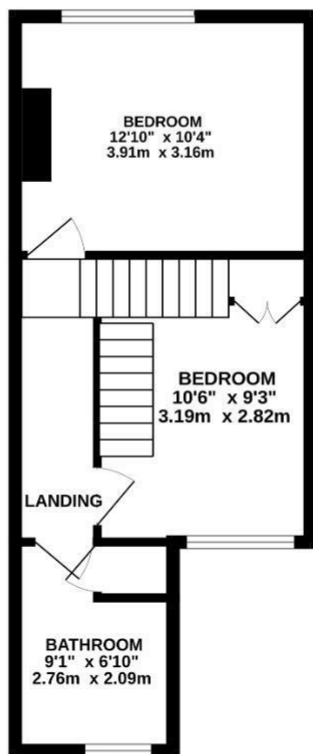




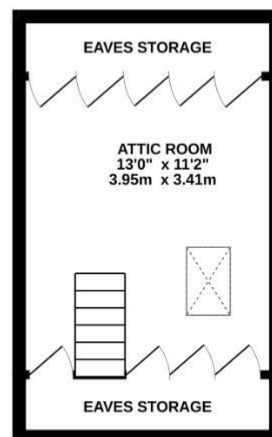
GROUND FLOOR



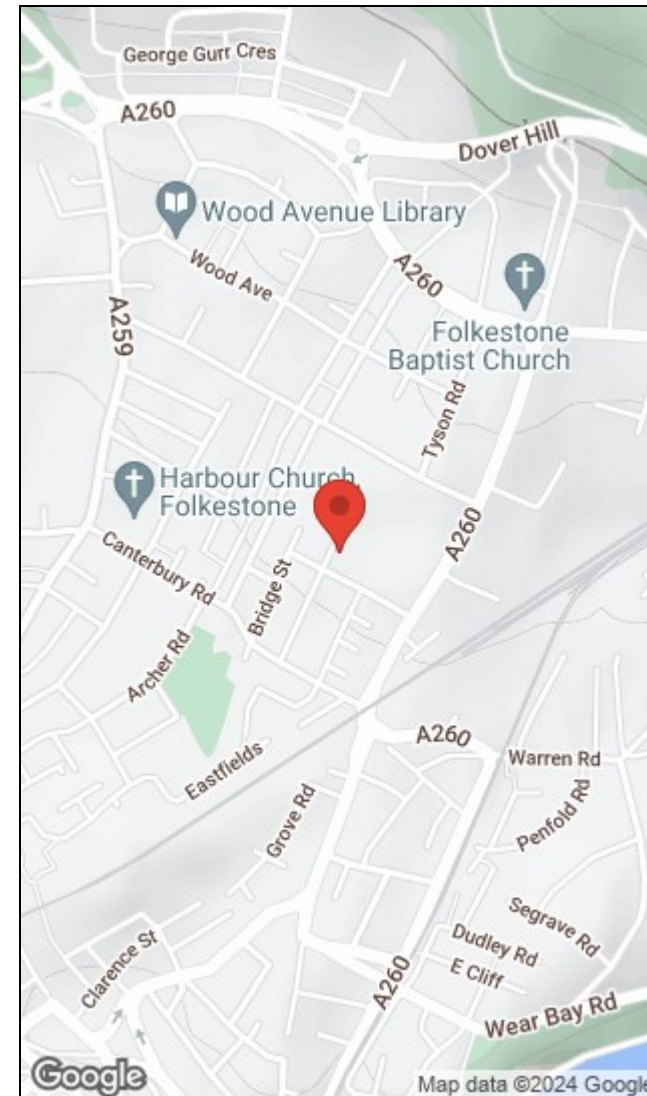
1ST FLOOR



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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Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
Very energy efficient - lower running costs		Very environmentally friendly - lower CO ₂ emissions	
(92 plus) A		(92 plus) A	
(81-91) B		(81-91) B	
(69-80) C		(69-80) C	
(55-68) D		(55-68) D	
(39-54) E		(39-54) E	
(21-38) F		(21-38) F	
(1-20) G		(1-20) G	
Not energy efficient - higher running costs		Not environmentally friendly - higher CO ₂ emissions	
	86		
	51		
England & Wales	EU Directive 2002/91/EC	England & Wales	EU Directive 2002/91/EC

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