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Stone Street, Stanford

Offers In Excess Of £700,000



Nestled in the charming area of Stone Street, Stanford, this delightful detached house offers a perfect blend of comfort and space, making it an ideal family home. With two generously sized reception rooms, there is ample room for both relaxation and entertaining guests. The well-appointed layout ensures that each area flows seamlessly into the next, creating a warm and inviting atmosphere.

The open plan kitchen/family room offers a well designed entertaining space with a range of modern units and integral appliances. In addition there are full length windows overlooks the landscaped gardens and out towards open fields beyond.

The property boasts four spacious bedrooms, providing plenty of space for family members or guests. Each bedroom is designed to be a tranquil retreat, allowing for restful nights and rejuvenating mornings. The two modern bathrooms are thoughtfully designed, catering to the needs of a busy household while ensuring convenience and privacy.

For those with vehicles, the property offers parking for two vehicles, plus double garage, a rare find that adds to the overall appeal of this home. The landscaped gardens are a particular feature of the property and back onto open fields and local countryside and offer a wealth of mature flower and shrub borders, patio area, entertaining decking area and timber shed.

This residence is not just a house; it is a place where memories can be made. With its prime location in Stanford, you will find yourself within easy reach of local amenities, making it a perfect choice for families and professionals alike. This property truly represents a wonderful opportunity to secure a beautiful home in a sought-after area.

The property is situated in the popular hamlet of Stanford within a short drive to a main line railway station at (Westenhanger) and close to Lympe popular village of Lympe with its newsagent/post office, church, village hall, pub and Castle (the historic Lympe Castle which has a bar and restaurant open to the public). There is a popular village primary school and bus stops nearby provide easy access to secondary schools in Folkestone and Hythe.

The Cinque Ports Town of Hythe, approximately 3 miles away which, provides a wide range of amenities including 4 supermarkets (including Waitrose, Sainsburys and Aldi), a vibrant High Street with various independent shops, boutiques, cafes and restaurants, together with a selection of sports and leisure facilities, golf courses, swimming pool, etc.

The motorway network (M20 Junction 11) is within a short driving distance of the property (approx 2 miles), the Channel Tunnel Terminal (4 miles), the ferry port of Dover (10 miles) and Ashford International Passenger Station (12 miles). There is also a main line railway station at Westenhanger, with regular commuter services to London and the High Speed Link trains are available at Folkestone (West or Central) or Ashford.

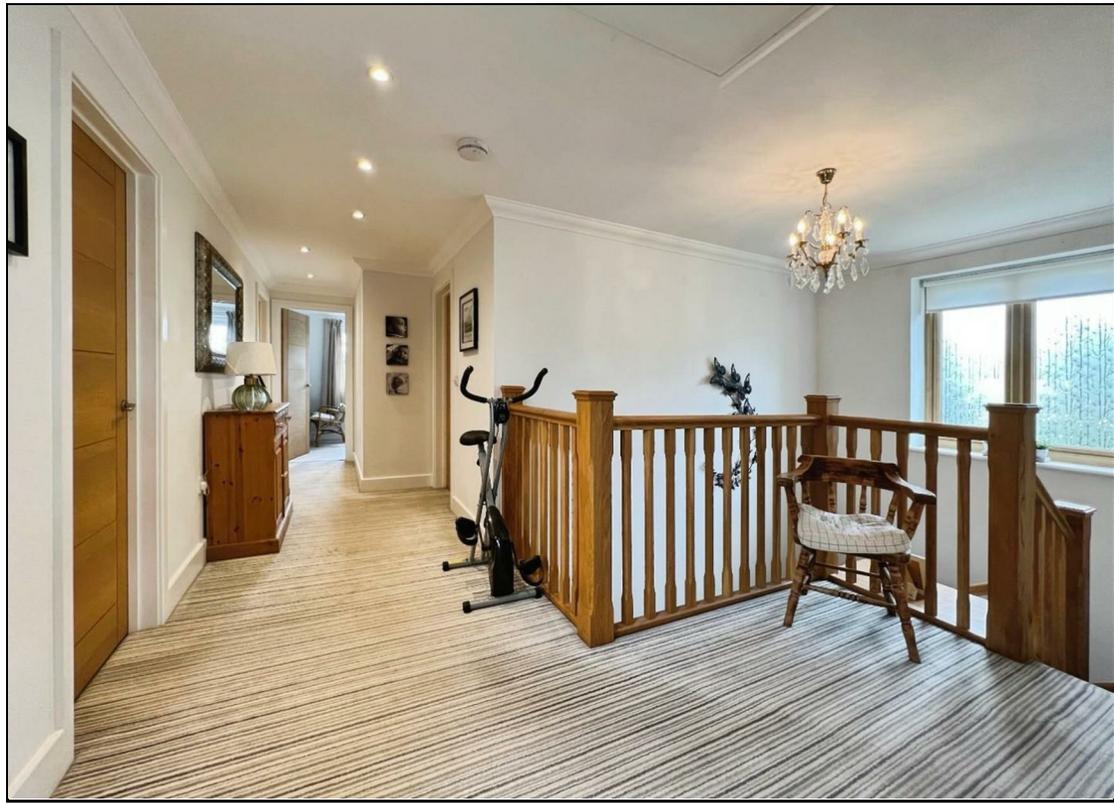
Services - Mains water, electricity and sewerage
Heating - Oil Central Heating
Broadband - Average Broadband Speed 2mb
Mobile Phone coverage - Okay - Good
Flood Risk - Very Low

- STRIKING DETACHED FAMILY HOME
 - TWO RECEPTION ROOMS
- IMPRESSIVE KITCHEN/DINING ROOM
- CLOAKROOM AND UTILITY ROOM
 - FOUR DOUBLE BEDROOMS
 - EN SUITE AND FAMILY BATHROOM
- DRIVEWAY AND DOUBLE GARAGE
- DELIGHTFULL LANDSCAPED GARDENS
 - VIEWS OVER OPEN COUNTRYSIDE
 - SOLAR PANELS

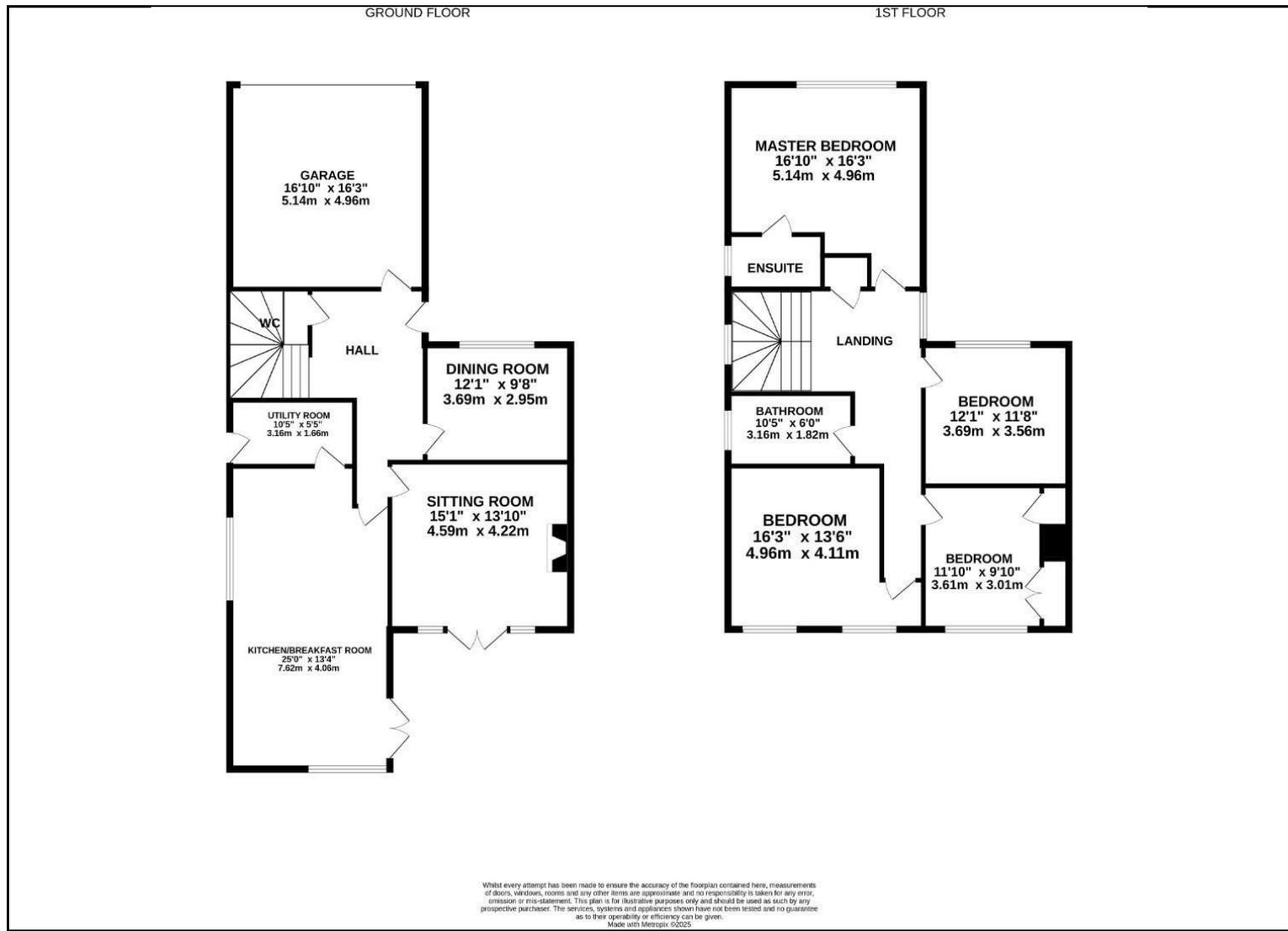












Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
Very energy efficient - lower running costs		Very environmentally friendly - lower CO ₂ emissions	
(92 plus) A		(92 plus) A	
(81-91) B		(81-91) B	
(69-80) C		(69-80) C	
(55-68) D		(55-68) D	
(39-54) E		(39-54) 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	
Current: 86	Potential: 98	Current: 86	Potential: 98
EU Directive 2002/91/EC	EU Directive 2002/91/EC	EU Directive 2002/91/EC	EU Directive 2002/91/EC
England & Wales	England & Wales	England & Wales	England & Wales

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