



**Guide Price**  
**£450,000**

**Freehold**

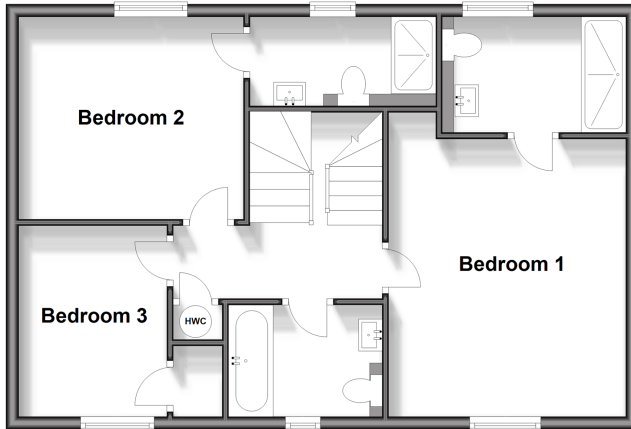
5x  3x  2x 

**Plot 54, Millers Road,  
Walmer, Deal, Kent,  
CT14**

*Wards*  
Helping you move forwards

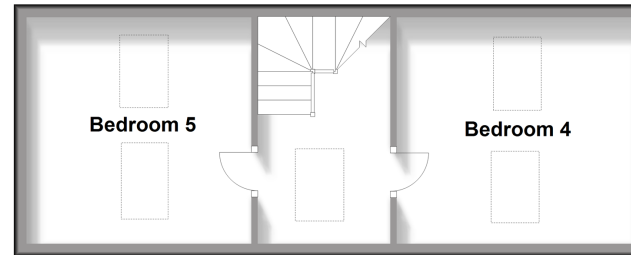
### First Floor

Approx. 59.6 sq. metres (642.0 sq. feet)



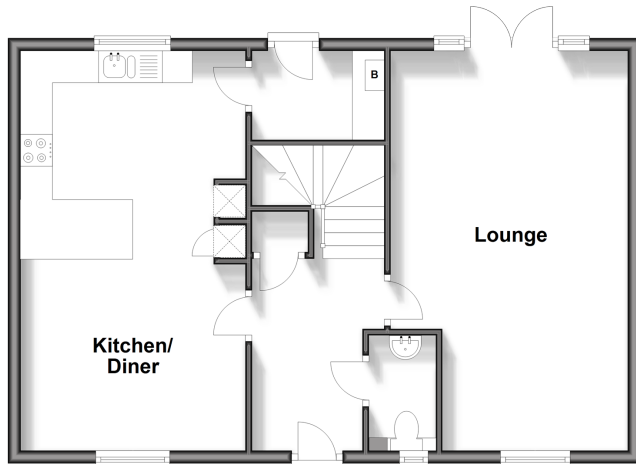
### Second Floor

Approx. 33.8 sq. metres (363.8 sq. feet)



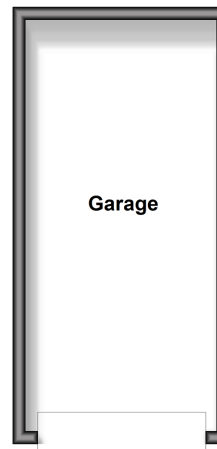
### Ground Floor

Approx. 59.6 sq. metres (642.0 sq. feet)



### Outbuilding

Approx. 19.4 sq. metres (208.4 sq. feet)



## Accommodation

### GROUND FLOOR

Entrance Hallway

Cloakroom

Kitchen/Diner : 20'8 x 11'6 (6.30m x 3.51m)

Utility Area: 6'9 x 4'5 (2.06m x 1.35m)

Lounge : 20'8 x 12'2 (6.30m x 3.71m)

### FIRST FLOOR

Landing

Bedroom 1: 14'2 x 12'2 (4.32m x 3.71m)

En-suite shower room

Bedroom 2: 11'8 x 10'6 (3.56m x 3.20m)

En-suite Shower room

Bedroom 3: 12'3 x 12'0 (3.74m x 3.66m)

Bathroom

### SECOND FLOOR

Landing

Bedroom 5: 9'10 x 7'8 (3.00m x 2.34m)

Bedroom 4: 12'0 x 11'8 (3.66m x 3.56m)

### OUTSIDE

Front and Rear Gardens

Driveway

Garage





## Main features

- Brand New Home - no chain
- Off road parking and downstairs cloakroom
- Private garden to the rear
- Versatile living space over three floors with 2 en-suites
- Situated within a modern development with Walmer station nearby



### Nearest Schools

Primary Schools: The Downs C of E Primary 0.5 miles, St Mary's Catholic Primary 0.8 miles, Deal Parochial C of E Primary 0.9 miles

Secondary Schools: Goodwin Academy 0.3 miles,



### Transport Information

Train Stations: Walmer 0.1 miles, Deal 1.6 miles, Martin Mill 2.5 miles



### Address

Plot 54, Millers Road, Walmer, Deal, Kent, CT14



### Directions

For directions to this property please contact us.





Call Deal Branch 01304 361420 ■ [wardsofkent.co.uk](https://wardsofkent.co.uk)



- If buying to let, the energy rating will need to be improved to at least 'E' rating before you can let the property
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details

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