

for sale

guide price **£290,000**



Arras Close Folkestone CT19 5TG

Guide Price £290,000-£300,000 Connells are delighted to bring to market this stunning 2 bedroom mid terraced property located in the popular new development of Arras Close, Folkestone.



Arras Close Folkestone CT19 5TG

Open Planned Lounge/Kitchen

Cloakroom/Wc

First Floor

Bedroom 1

Bedroom 2

Bathroom



Outside

Rear Garden

Allocated Parking

Electric Charging Point

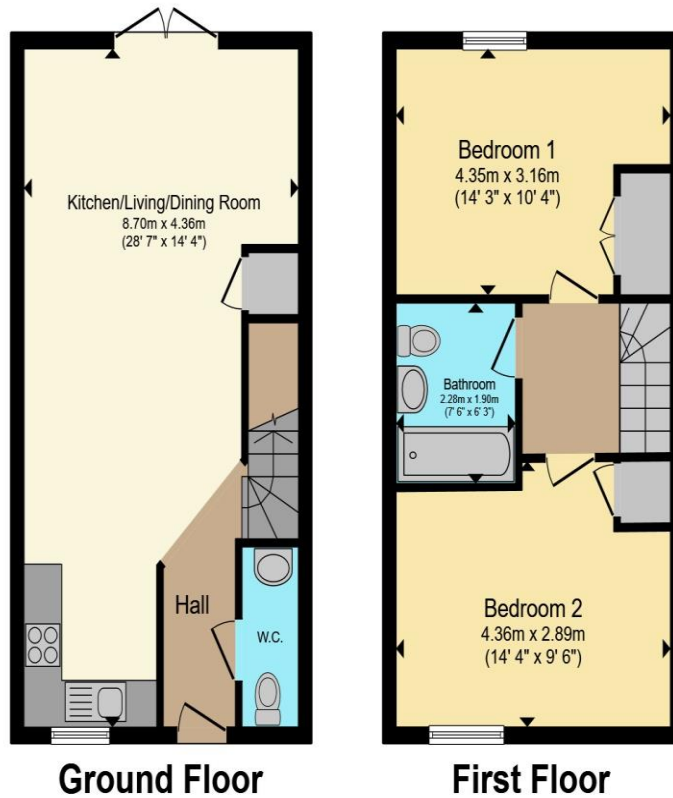
Agents Note

'We have been advised the Vendor pays £299.60 Management charge per annum'

Agents Note

'Heating to the property is served by an Eco-friendly Air Source Heat Pump. Please contact the Branch for more details'





Total floor area 75.9 m² (817 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



To view this property please contact Connells on

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Property Ref: PFM406699 - 0005

Tenure:Freehold EPC Rating: B

Council Tax Band: B

view this property online [connells.co.uk/Property/PFM406699](https://www.connells.co.uk/Property/PFM406699)



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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