



**Guide Price**  
**£310,000**

**Freehold**

3x  2x  2x 

**Dymchurch Road, Hythe,  
Kent, CT21**

**OVER 60?**

Secure this property  
for up to **59% less!**

*Wards*  
Helping you move forwards



## Main features

- Stunning extended home a short walk to Hythe town centre
- Separate lounge and dining room
- Shower room on the ground floor and a bathroom upstairs
- Large kitchen and breakfast area
- No onward chain

## Accommodation

### GROUND FLOOR

- Entrance Hall
- Lounge: 14'3 into bay (4.35m) x 11'8 (3.56m) narrowing to 10'3 (3.13m)
- Dining Room: 11'10 x 10'5 (3.61m x 3.18m)
- Kitchen: 14'4 x 6'9 (4.37m x 2.06m)
- Breakfast Area: 8'10 x 6'9 (2.69m x 2.06m)
- Shower Room: 8'5 x 4'9 (2.57m x 1.45m)

### FIRST FLOOR

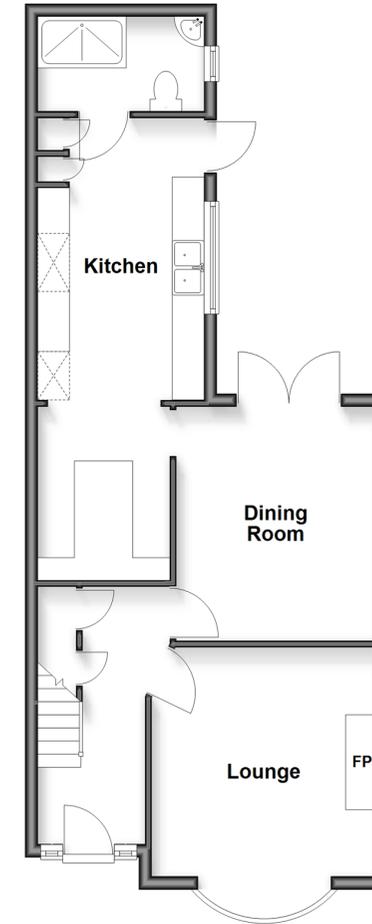
- Landing
- Bedroom 1: 14'3 (4.35m) x 10'10 (3.30m) narrowing to 9'7 (2.92m)
- Bedroom 2: 11'11 (3.63m) x 11'2 (3.41m) narrowing to 9'11 (3.02m)
- Bedroom 3: 7'11 x 6'6 (2.41m x 1.98m)
- Bathroom: 6'4 x 6'0 (1.93m x 1.83m)

### OUTSIDE

- Front & Rear Gardens
- Off Road Parking

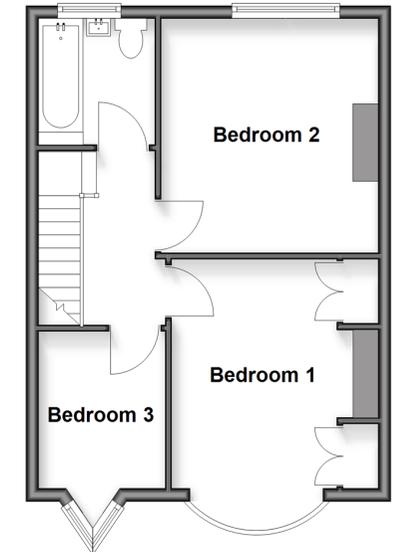
### Ground Floor

Approx. 54.3 sq. metres (584.8 sq. feet)



### First Floor

Approx. 39.6 sq. metres (426.6 sq. feet)



Call Hythe - 01303 267473 ■ [wardsof Kent.co.uk](http://wardsof Kent.co.uk)

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease



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