



**OVER 60?**  
Secure this property  
for up to **59% less!**

**Price**  
**£425,000**

**Freehold**

5x 2x 2x

**High Knocke,**  
**Dymchurch, Kent, TN29**

*Wards*  
Helping you move forwards



## Main features

- Exceptional much improved, large family home
- Beach to the front, countryside to the rear
- Quiet no through road
- Bright and airy accommodation
- Modernised kitchen, bathrooms, new roof, electrical wiring, double glazing heating and plumbing

## Accommodation

### GROUND FLOOR

Dining Area: 11'4 x 11'1 (3.46m x 3.38m)

Kitchen: 17'7 x 9'2 (5.36m x 2.80m)

Utility Room: 8'7 x 5'7 (2.62m x 1.70m)

Separate Toilet

Storage Area

Storage Room: 8'6 x 7'1 (2.59m x 2.16m)

Lounge: 24'0 x 13'6 (7.32m x 4.12m)

### FIRST FLOOR

Landing

Bedroom 2: 13'8 x 11'8 (4.17m x 3.56m)

Juliette Balcony

Bedroom 3: 13'2 x 9'8 (4.02m x 2.95m)

Bedroom 4: 9'0 x 7'11 (2.75m x 2.41m)

Bedroom 5: 9'2 x 6'7 (2.80m x 2.01m)

Bathroom

### SECOND FLOOR

Landing

Bedroom 1: 19'0 x 11'4 (5.80m x 3.46m)

Juliette Balcony

En-Suite Shower Room

### OUTSIDE

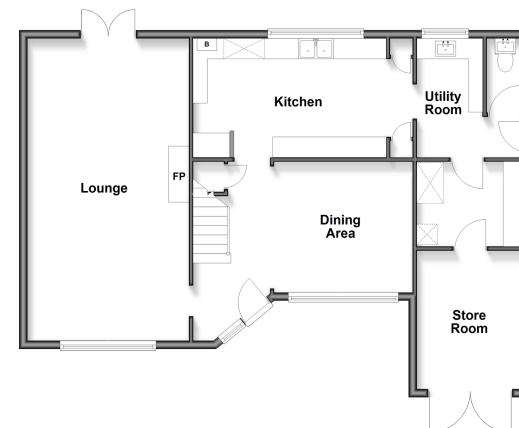
Off Road Parking

Front & Rear Gardens

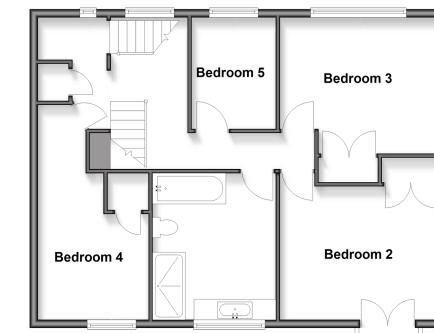
Hot Tub

Garden Room

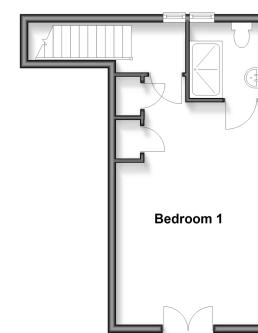
**Ground Floor**  
Approx. 87.6 sq. metres (942.8 sq. feet)



**First Floor**  
Approx. 72.8 sq. metres (783.8 sq. feet)



**Second Floor**  
Approx. 28.0 sq. metres (300.9 sq. feet)



**Call New Romney - 01797 363745 ■ [wardsofkent.co.uk](http://wardsofkent.co.uk)**

- A private rental licensing scheme applies to some properties in this area, please contact us before proceeding
- 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 50% less, by purchasing a Lifetime Lease.



CURRENT:  
C(75)

POTENTIAL:  
C(78)



13521725/20251001/SRH/CA