



OVER 60?
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for up to **59% less!**

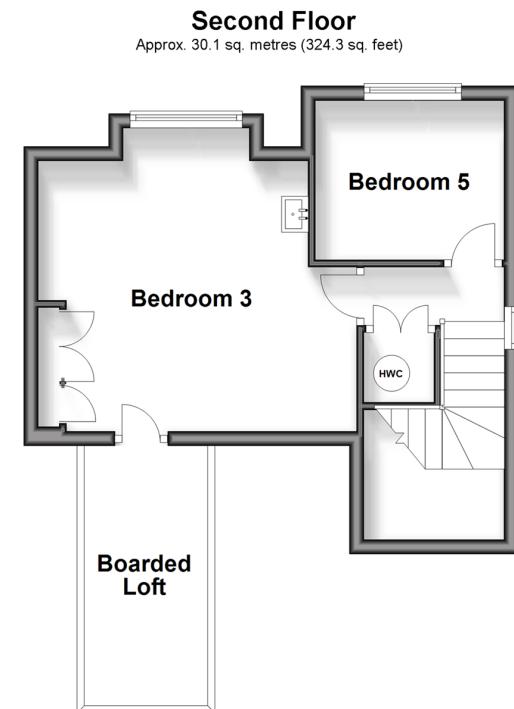
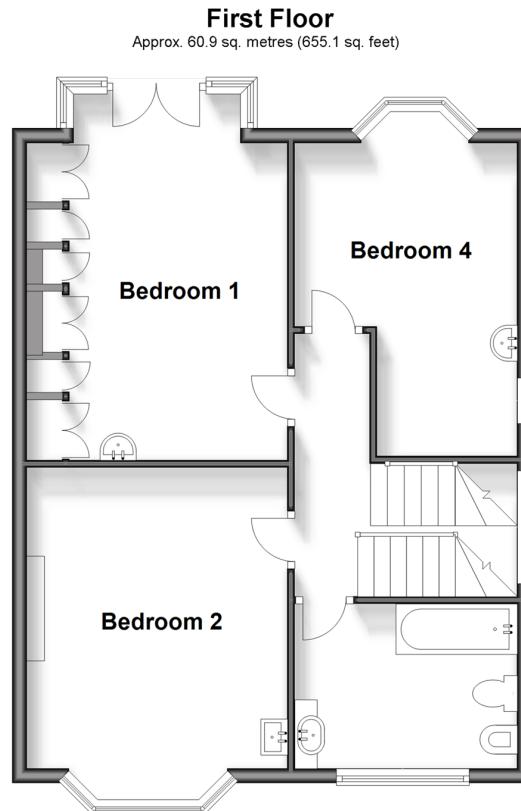
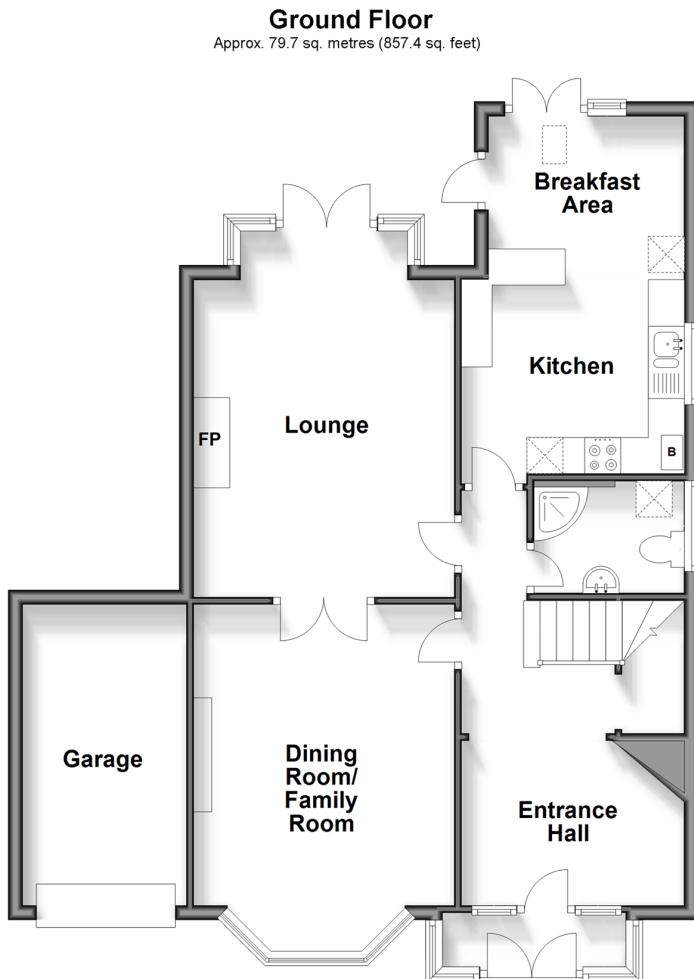
Price
£750,000

Freehold

5x 2x 2x

**Earlsfield Road, Hythe,
Kent, CT21**

Wards
Helping you move forwards



Accommodation

GROUND FLOOR

Porch
Entrance Hall: 13'8 (4.17m) narrowing to 7'3 (2.21m) x 9'10 (3.00m)
Dining Room/Family Room: 15'6 into bay (4.73m) x 11'9 (3.58m) narrowing to 11'0 (3.36m)
Utility/Shower Room: 6'4 x 5'0 (1.93m x 1.53m)
Lounge: 16'4 (4.98m) x 11'8 (3.56m) narrowing to 10'10 (3.30m)
Kitchen & Breakfast Area: 16'2 (4.93m) x 9'8 (2.95m) narrowing to 8'6 (2.59m)

FIRST FLOOR

Landing
Bedroom 1: 17'1 into bay x 9'7 up to fitted wardrobes (5.21m x 2.92m)
Juliet Balcony
Bedroom 2: 15'7 into bay (4.75m) x 11'8 (3.56m) narrowing to 10'10 (3.30m)
Bedroom 4: 14'5 into bay (4.40m) x 9'9 (2.97m) narrowing to 6'5 (1.96m)
Bathroom: 9'9 x 7'3 (2.97m x 2.21m)

SECOND FLOOR

Landing
Bedroom 3: 13'7 x 12'2 (4.14m x 3.71m)
Boarded Loft
Bedroom 5: 8'6 x 7'1 maximum (2.59m x 2.16m)

OUTSIDE

Garage & Driveway
Front & Rear Gardens



Main features

- Family home with direct access to the canal tow path and short walk from the town centre, Waitrose and the beach
- Large dining room/family room, lounge and kitchen/breakfast area. Total Sq. feet is 1836
- Many original features, large boarded loft area for storage
- Located on one of the best roads in Hythe
- Secluded sunny aspect garden

Nearest Schools

Primary Schools: Seabrook C of E Primary 1.1 miles, Hythe Bay CofE Primary 1.2 miles

Secondary Schools: Brockhill Park Performing Arts College 1.7 miles, Folkestone School for Girls 2.9 miles

Transport Information

Train Stations: Sandling 2.1 miles, Folkestone West 3.5 miles, Westenhanger 4.0 miles, Folkestone Central 4.0 miles

Address

Earlsfield Road, Hythe, Kent, CT21

Directions

For directions to this property please contact us.



Wards
Helping you move forwards

Call Hythe Branch 01303 267473 ■ wardsfk.co.uk



■ The seller is a person connected with Wards as defined in the Estate Agents Act 1979

■ 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

■ Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease



CURRENT:
E(48)

POTENTIAL:
C(76)

12822078/20260119/AH/CDH