



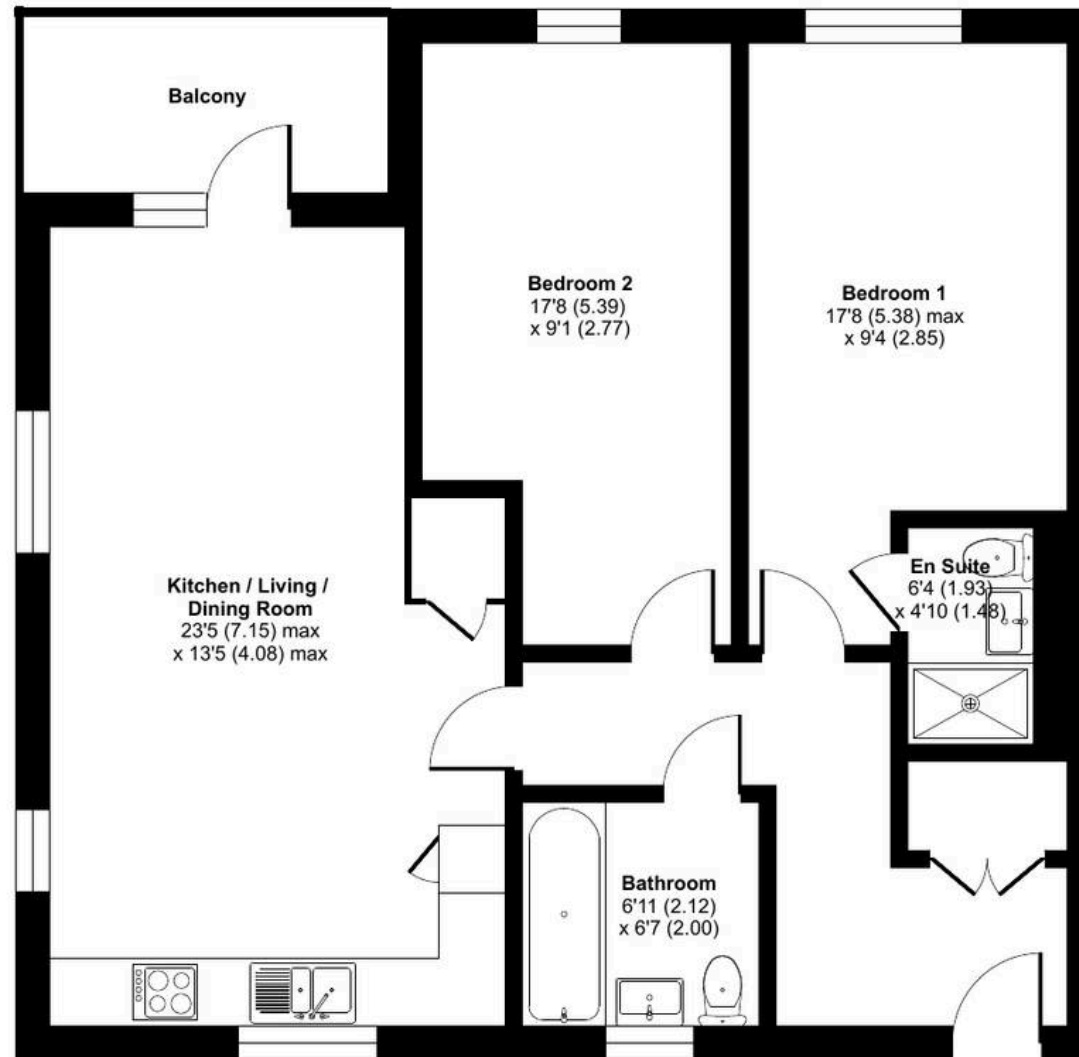
Flat 9, 2 Ellis Grove, Folkestone - CT20 3XE

Guide Price **£240,000**

Ellis Grove, Folkestone, CT20

Approximate Area = 802 sq ft / 74.5 sq m

For identification only - Not to scale



THIRD FLOOR





Flat 9

2 Ellis Grove, Folkestone

Step into this beautifully presented two-bedroom, two-bathroom apartment. The spacious open plan kitchen and living area is filled with natural light thanks to large windows and a balcony, creating a bright and welcoming atmosphere. The modern kitchen is equipped with sleek units, integrated appliances, and stylish wooden flooring, making it perfect for both cooking and entertaining. Two bedrooms, an en-suite bathroom and a main bathroom. Off-road parking space. The apartment boasts a private balcony with outdoor seating, ideal for morning coffee or relaxing in the evening.

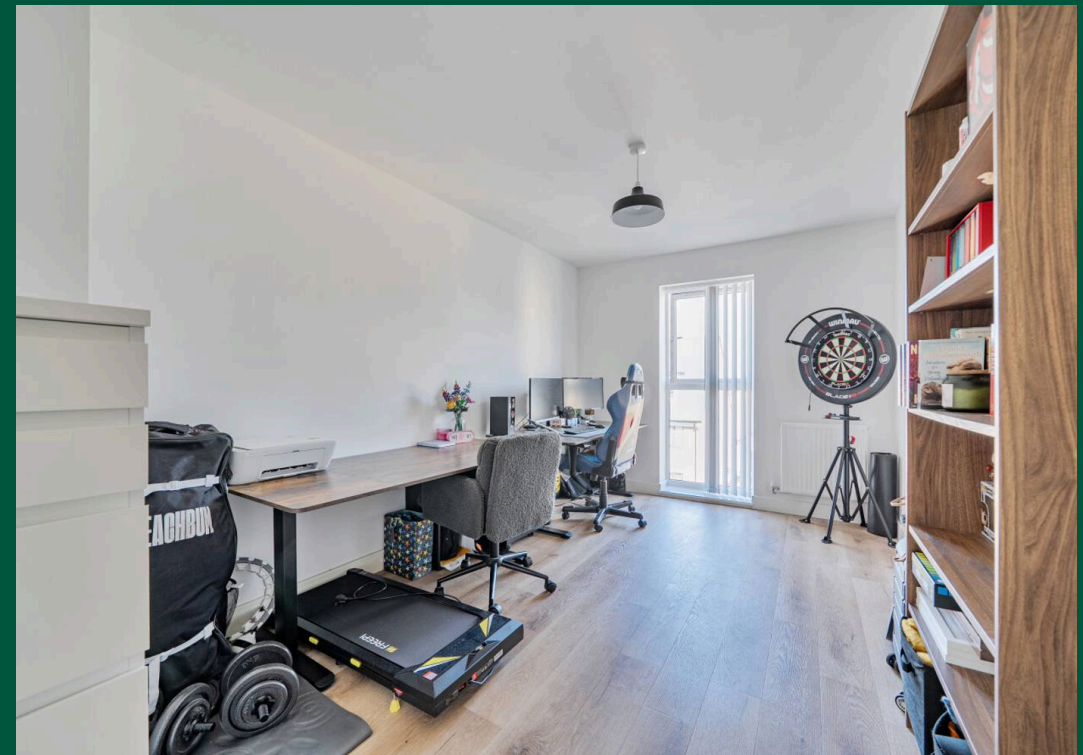
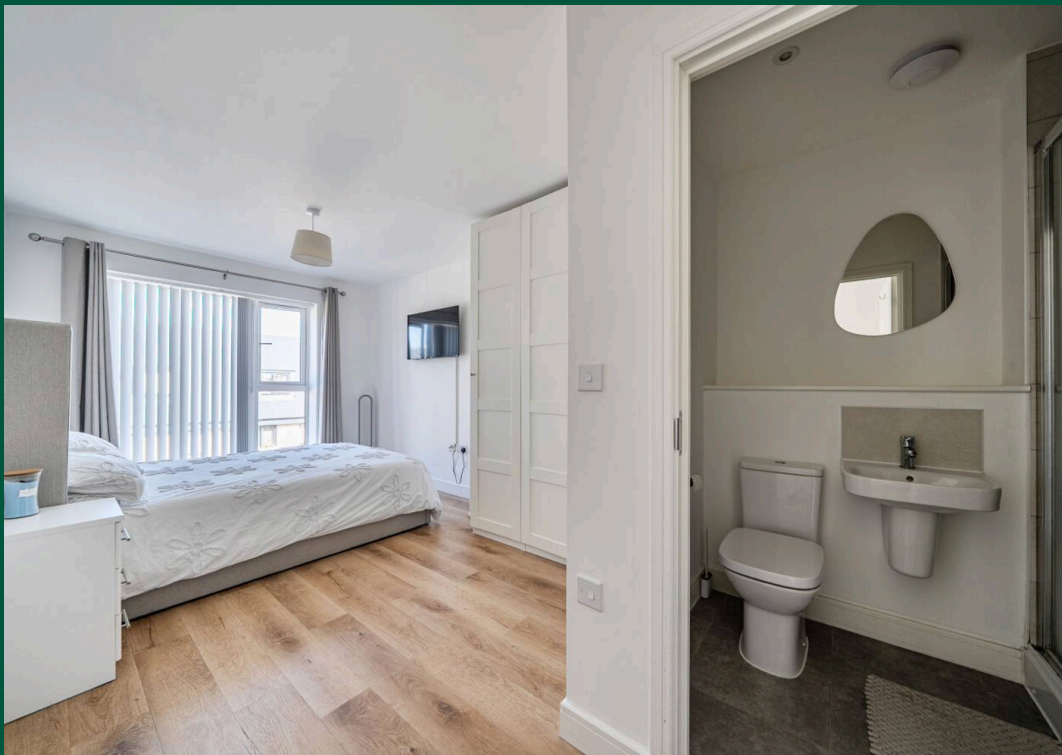
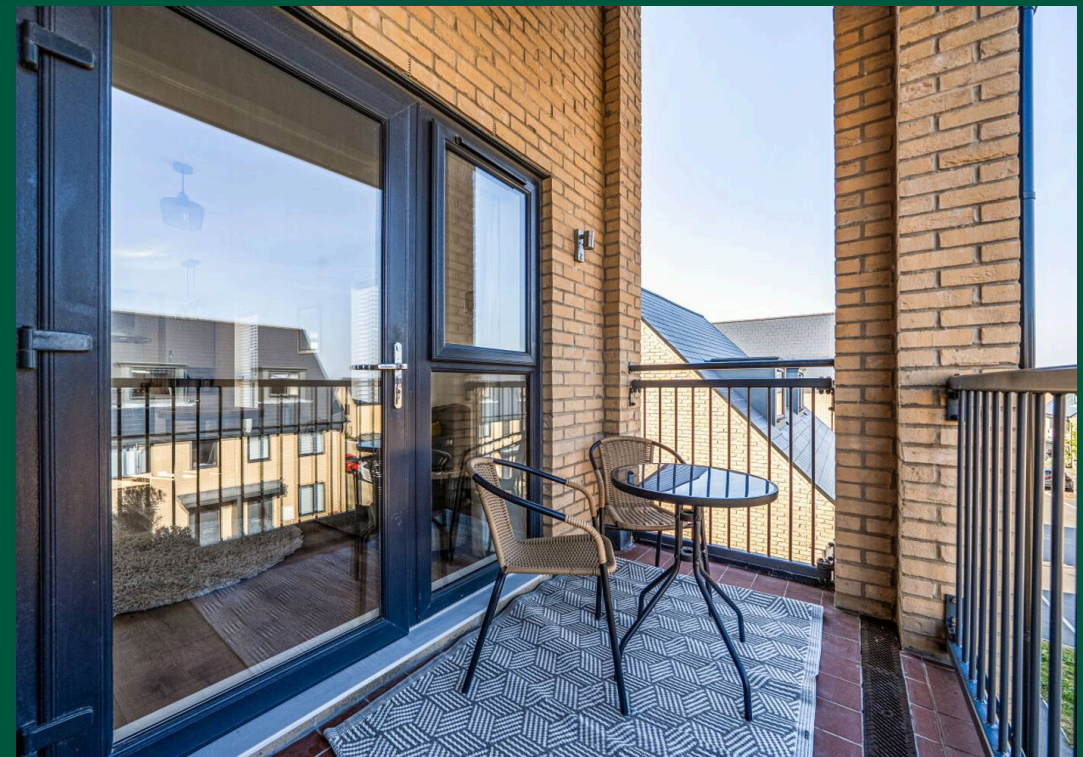
Council Tax band: B

Tenure: Leasehold

EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: B











Laing Bennett

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