



**21a The Crescent, Sandgate - CT20 3EE**

Guide Price **£595,000**

Approximate Gross Internal Area = 133 sq m / 1432 sq ft



Illustration for identification purposes only. Measurements are approximate. Dimensions given are between the widest points.  
Not to scale. Outbuildings are not shown in actual location.  
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## 21a The Crescent

Sandgate, Folkestone

A new and beautifully presented four-bedroom, two-bathroom end-of-terraced townhouse offers a superb blend of modern style, comfort, and functional living. Upon entering, you are welcomed by an entrance hallway and access to three bedrooms and a bathroom. On the first floor, there is an open plan living/dining and kitchen, featuring a striking modern kitchen, integrated appliances, wooden countertops and herringbone flooring. A glazed door which opens directly onto the rear garden. Second floor, master bedroom with large roof windows offering views over the rooftops of Sandgate. There is a stunning en suite shower room and front and rear eaves storage cupboards. Rear enclosed decked garden/terrace. Set in a boutique development of three new homes. Perfectly positioned just moments from the beach and the vibrant High Street, these homes provide easy access to Sandgate's popular cafés, shops, and local amenities. Whether you're drawn by the coastal lifestyle, the central location, or the quality of the build, this development is not to be missed.

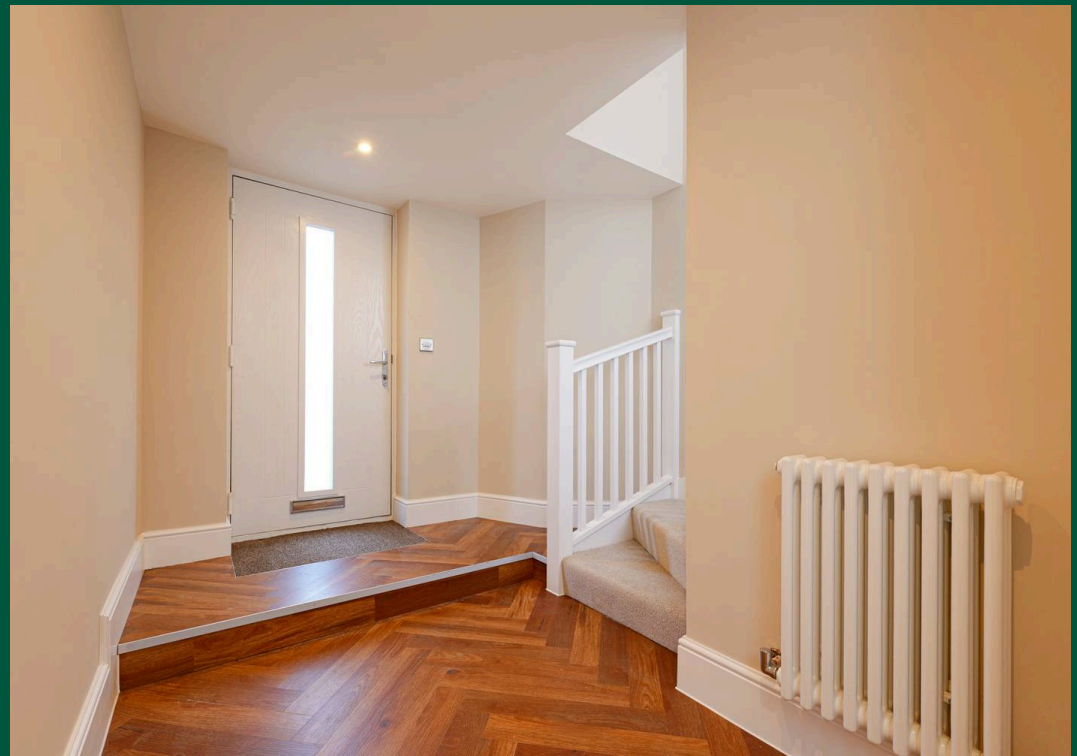
Council Tax band: TBD

Tenure: Freehold

EPC Energy Efficiency Rating: E

EPC Environmental Impact Rating: E









## Laing Bennett

Laing Bennett Ltd, The Estate Office, 8 Station Road – CT18 8HP

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