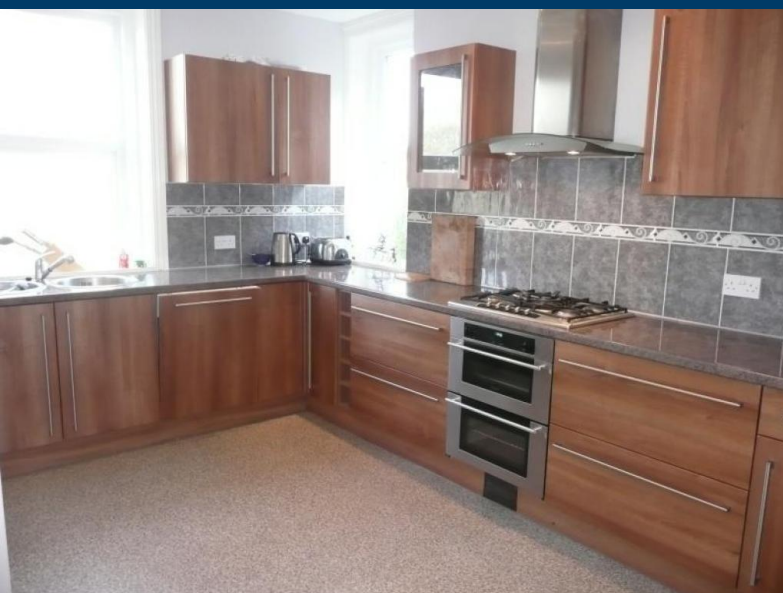




Earls Avenue,
Folkestone, Kent

£180,000

DESCRIPTION

Your Move are delighted to offer this period apartment located in the West End's popular tree lined Earls Avenue. The second floor accommodation offers space and is nearby Folkestone Leas. Whether it be a family home you are looking for or a weekend getaway this property offers it all. With three double bedrooms, one being the master with an en-suite shower room and built in wardrobes, a spacious modern fitted kitchen with a utility area, family bathroom and a spacious living room/dining room you couldn't really ask for more. This home would be perfect for entertaining family and friends on those special occasions and is offered with no chain. This apartment is just a short walk from the town centre, Folkestone central station and benefits from double glazing where stated and gas central heating. Viewings are highly recommended and can be arranged through Your Move on 01303 850085. EPC awaited.

offer further leisure facilities including golf courses, cycle routes, water sport facilities as well as access to the north downs.

LOCATION

The town of Folkestone offers a range of bars, restaurants, parks, public gardens, cafes and shopping facilities. In addition there are various education options including the University Centre Folkestone an adult education college and numerous leisure facilities including a sports centre/ski school, cinema, the famous Leas Promenade with its concert hall, bandstand and landscaped sea front area, the historic cobbled fishing harbour, 'Creative Quarter' and White Cliff country park. Folkestone's harbour, Old High Street and Tontine Street are all areas which are going through a current regeneration programme with some exciting plans ahead. Now couldn't be a better time to invest in a purchase in this vibrant seaside town. Two main line railway stations, Folkestone West and Folkestone Central offer regular services to London in under an hour. The M20 motorway on the outskirts of the town offers further commuting. The surrounding towns and villages

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IMPORTANT NOTE TO PURCHASERS: We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. The services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as guide to prospective buyers only, and are not precise. Floor plans where included are not to scale and accuracy is not guaranteed. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Fixtures and fittings other than those mentioned are to be agreed with the seller.

*Source: Nielsen, Oct 2012.

**Calls may be recorded and/or monitored for training and/or security purposes.



105 Sandgate Road, Folkestone, Kent, CT20 2BQ

tel: 01303 850085 **

email: Folkestone@your-move.co.uk

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DIMENSIONS

entrance hall

5.17mx2.71m(16'11"x8'11")

bedroom

5.40mx4.57m(17'9"x15'0")

bathroom

2.22mx1.92m(7'4"x6'4")

kitchen

4.18mx3.90m(13'9"x12'9")

bedroom

6.03mx3.95m(19'9"x12'11")

bedroom

3.66mx3.14m(12'0"x10'4")

lounge

5.66mx3.97m(18'7"x13'0")



For full EPC please contact the branch

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