



Guide Price
£270,000

Freehold

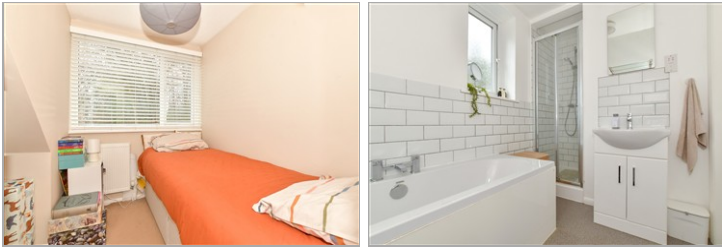
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**St. Nicholas Close,
Sturry, Canterbury,
Kent, CT2**

OVER 60?

Secure this property
for up to **59% less!**

Wards
Helping you move forwards



Main features

- Driveway to the front of the home
- Neutral and modern decoration throughout
- Low maintenance rear garden
- Tucked away in the corner of a no through road next to woodland
- Beautiful kitchen/diner tastefully updated and with french doors onto private garden

Accommodation

GROUND FLOOR

Entrance Porch: 5'6 x 5'0 (1.68m x 1.53m)
 Lounge: 16'2 x 13'2 (4.93m x 4.02m)
 Kitchen/Diner: 15'9 x 8'10 (4.80m x 2.69m)

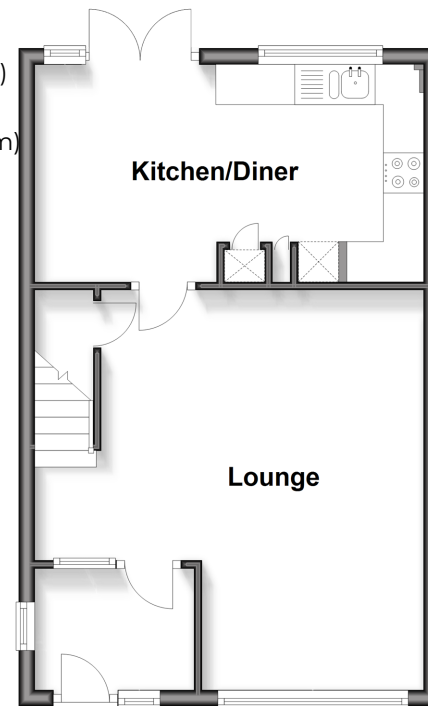
FIRST FLOOR

Landing
 Bedroom 1: 10'2 x 9'11 (3.10m x 3.02m)
 Bedroom 2: 9'2 x 6'9 (2.80m x 2.06m)
 Bathroom: 9'11 x 5'10 (3.02m x 1.78m)

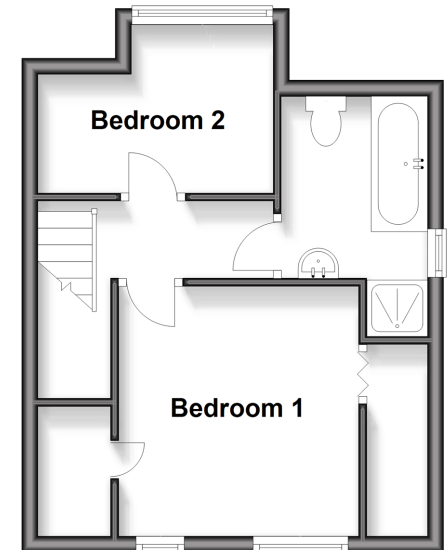
OUTSIDE

Front Garden
 Driveway
 Rear Garden

Ground Floor
 Approx. 37.6 sq. metres (404.8 sq. feet)



First Floor
 Approx. 28.3 sq. metres (305.0 sq. feet)



Call Canterbury - 01227 766669 ■ wardsof Kent.co.uk

- 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 59% less, by purchasing a Lifetime Lease



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