



OVER 60?
Secure this property
for up to **59% less!**

Guide Price
£300,000

Freehold

3x 1x 2x

**River Street, Dover,
Kent, CT17**

Wards
Helping you move forwards



Main features

- **Beautiful rear garden backing onto the River Dour**
- **Ready to mark with your own stamp**
- **No onward chain complications**
- **Sought after River location close to the local Co-Op and Kearsney Abbey**
- **Excellent transport links with A2/M2 and Kearsney mainline railway station**

Accommodation

GROUND FLOOR

Porch
Hallway
Lounge : 14'11 x 13'7 (4.55m x 4.14m)
Dining Area : 9'9 x 9'9 (2.97m x 2.97m)
Kitchen: 8'11 x 8'2 (2.72m x 2.49m)

FIRST FLOOR

Landing
Bedroom 1: 12'0 x 9'5 (3.66m x 2.87m)
Bedroom 2: 11'8 x 9'1 (3.56m x 2.77m)
Bedroom 3: 8'11 x 8'2 (2.72m x 2.49m)
Bathroom

OUTBUILDING

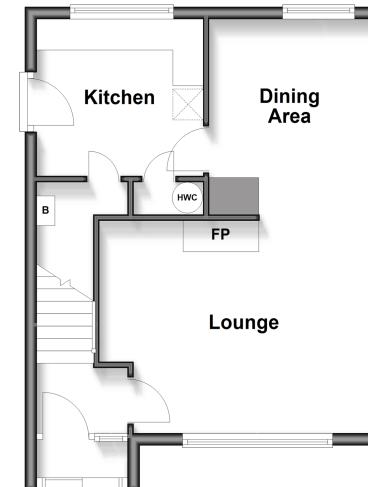
Garage

OUTSIDE

Driveway
Front Garden
Rear Garden

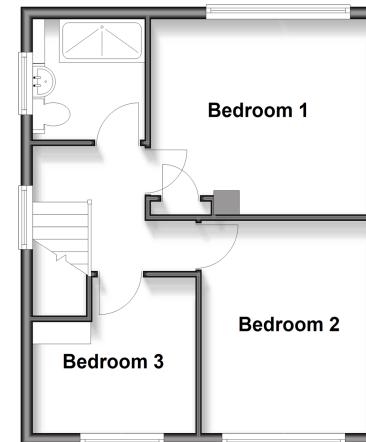
Ground Floor

Approx. 38.4 sq. metres (413.7 sq. feet)



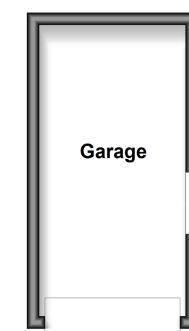
First Floor

Approx. 37.4 sq. metres (402.1 sq. feet)



Outbuilding

Approx. 11.5 sq. metres (123.3 sq. feet)



Call Dover - 01304 214876 ■ wardsofkent.co.uk

■ 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

■ Appliances & services are untested, dimensions are approximate and floor plans are not to scale