



Guide Price
£210,000

Freehold

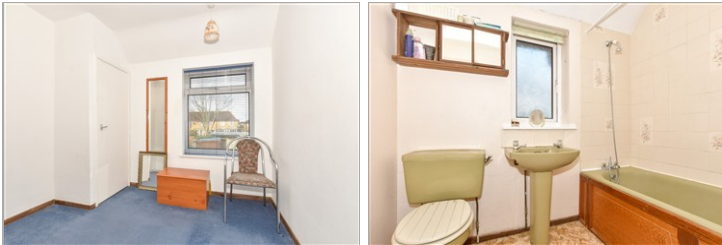
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**Kings Road, Canterbury,
Kent, CT3**

OVER 60?

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

Wards
Helping you move forwards



Main features

- No onward chain complications
- Ideal for first time buyers or an investment purchase
- Great access to the A2/M2 and a train station
- Generous sized rear garden
- Located in the popular village of Aylesham, within walking distance of local amenities

Accommodation

GROUND FLOOR

Entrance Hallway

Lounge: 14'1 x 11'7 (4.30m x 3.53m)

Kitchen: 17'2 x 7'1 (5.24m x 2.16m)

FIRST FLOOR

Landing

Bedroom 1: 17'4 x 8'9 (5.29m x 2.67m)

Bedroom 2: 9'4 x 9'3 (2.85m x 2.82m)

Bathroom: 7'4 x 6'0 (2.24m x 1.83m)

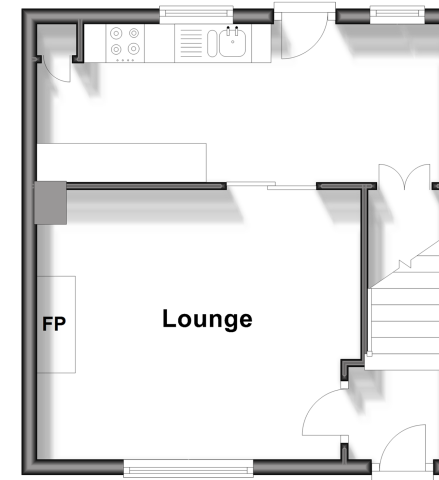
OUTSIDE

Driveway

Rear Garden

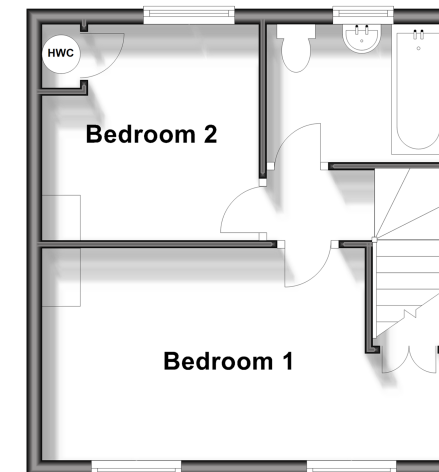
Ground Floor

Approx. 29.5 sq. metres (317.9 sq. feet)



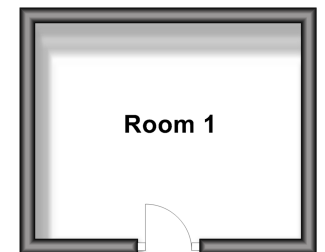
First Floor

Approx. 29.5 sq. metres (317.9 sq. feet)



Outbuilding

Approx. 9.6 sq. metres (103.0 sq. feet)



Call Canterbury - 01227 766669 ■ wardsofkent.co.uk

- If buying to let, the energy rating will need to be improved to at least 'E' rating before you can let the property
- 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 50% less, by purchasing a Lifetime Lease.



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