



**Connells**

Rushmead Close  
Canterbury



### Property Description

Offered to the market with no onward chain, this mid terrace, four bedroom home would make a great first time buy or investment. Positioned in a sought after location within close proximity of Canterbury City.

The home is set over two floors and offers flexible accommodation with a lounge, kitchen, dining room that is currently being used as a fourth bedroom and cloakroom to the ground floor. To the first floor there are three bedrooms and a family bathroom.

Also boasting spacious front and rear gardens, the home is ready to view now by appointment only via Connells.

### Lounge

16' x 10' 6" ( 4.88m x 3.20m )

### Dining Area

13' x 7' 10" ( 3.96m x 2.39m )

### Kitchen

13' x 7' 2" ( 3.96m x 2.18m )

### Bedroom One

13' 9" x 7' 4" ( 4.19m x 2.24m )

### Bedroom Two

10' 7" x 9' 2" ( 3.23m x 2.79m )

### Bedroom Three

13' 8" x 8' 3" ( 4.17m x 2.51m )

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13' 8" x 8' 3" ( 4.17m x 2.51m )

### Bedroom Four

10' 4" x 8' ( 3.15m x 2.44m )

### Shower Room

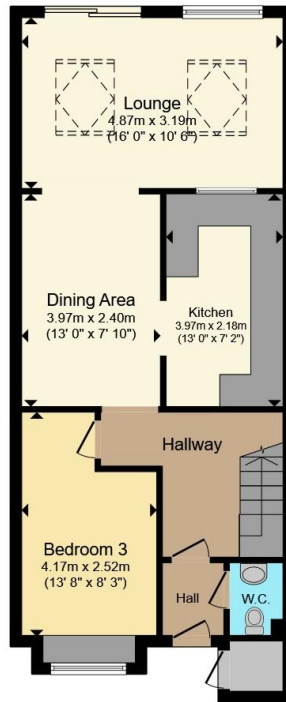
6' 11" x 6' 2" ( 2.11m x 1.88m )



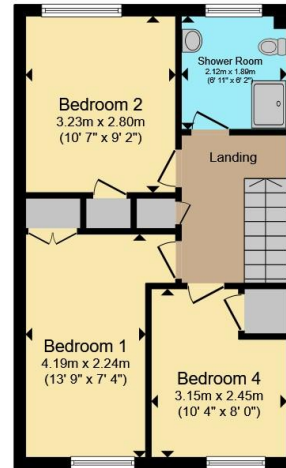








**Ground Floor**



**First Floor**

Total floor area 98.2 m<sup>2</sup> (1,057 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)



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EPC Rating: C Council Tax Band: D

Tenure: Freehold

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