Dover Branch:
T: 01304 206666

Deal Branch:
T: 01304 365454

Folkestone Branch:
T: 01303 210777

thomas & partners
Your Local Independent Agent

Herne Bay Branch:
T: 01227 360226

Thanet Branch:
T: 01843 210111

Out of hours:
T: 07970 059561

# Asking price of £1,300 per month
# Douglas Road, Dover, CT17

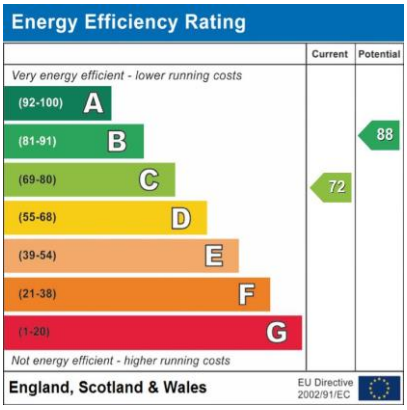


- To Let
- Three Bedroom
- Open Living/Dining Room
- Terraced Home
- Close To Dover Town Centre
- Ground Floor Bathroom
- Rear Garden
- Gas Central Heating
- Double Glazed

The property is located close to Dover Town Centre and Dover Priory train station and comprises of three bedrooms, two of which are doubles, an open living/dining room, which allows plenty of light through the bay fronted windows, modern fitted kitchen, ground floor bathroom and a rear garden. The property also boasts gas central heating and double glazing. This building is within walking distance of the town centre, along with the new St James shopping area featuring a Marks & Spencer Food Hall, Cineworld and Next amongst others, this is a brilliant position to be. The beautiful sea-front and the main-line Priory railway station are just a short walk away. From Priory you can catch the fast link train to London St Pancras in just over 1 hour. There are good access routes to the A2/M2 to Canterbury and London too. The area provides a good range of primary and secondary schools, together with the Dover Boys' and Girls' Grammar Schools.

Entrance Hall
2.53m x 0.81m (8' 4" x 2' 8")
Living Room
3.12m x 3.06m (10' 3" x 10' 0")
Dining Room
3.15m x 3.12m (10' 4" x 10' 3")
Kitchen
3.35m x 2.43m (11' 0" x 8' 0")
Bathroom
2.43m x 1.59m (8' 0" x 5' 3")
First Floor
Bedroom 1
4.07m x 3.06m (13' 4" x 10' 0")
Bedroom 2
3.19m x 2.59m (10' 6" x 8' 6")
Bedroom 3
3.18m x 2.32m (10' 5" x 7' 7")

# Douglas Road, Dover, CT17



















Ground Floor



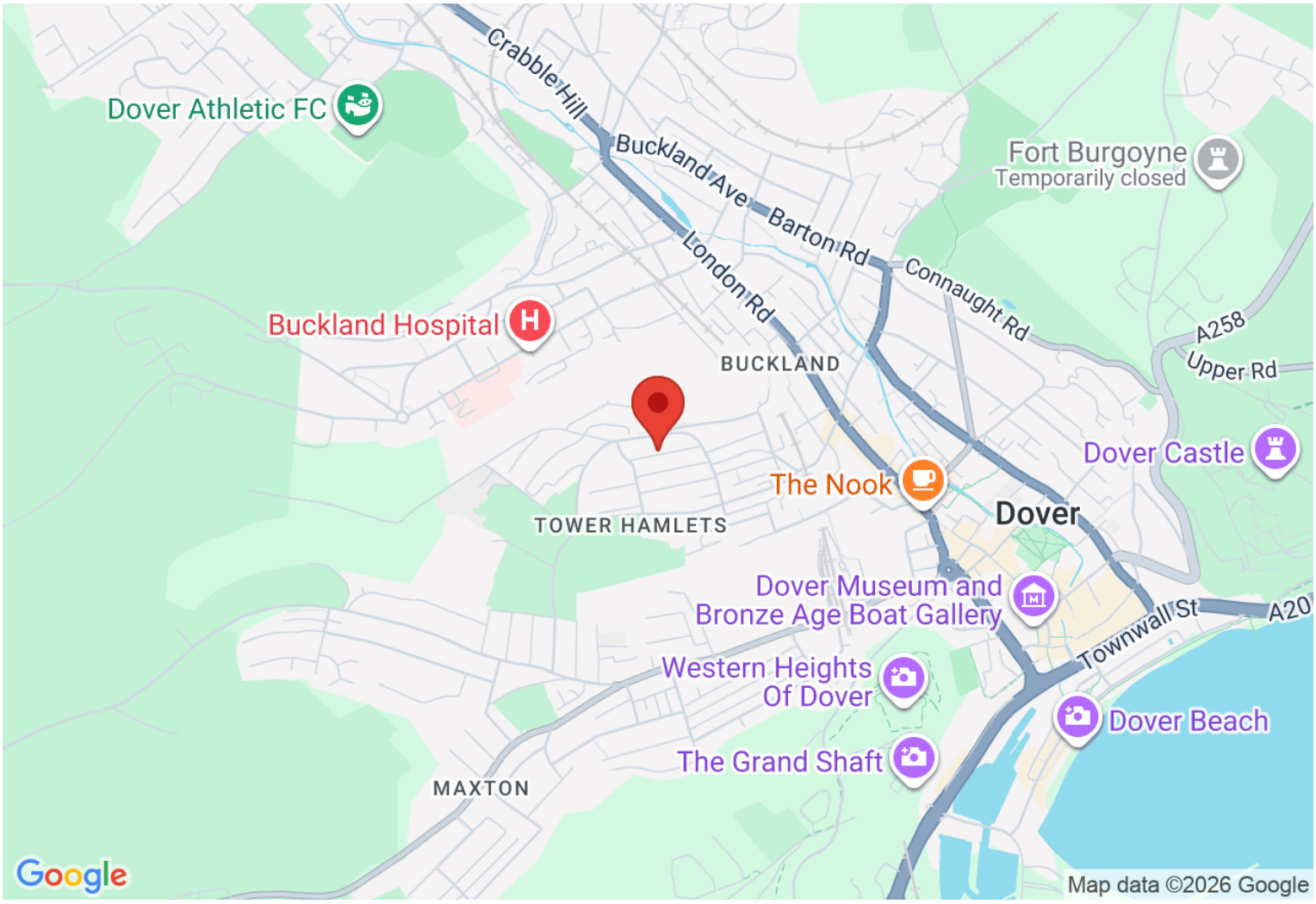

First Floor




Total area: approx. 71.4 sq. metres (768.9 sq. feet)

## Directions

## Location




VIEWING BY APPOINTMENT WITH AGENTS THOMAS AND PARTNERS
10 Victoria Rd,Deal,Kent,CT14 7AP T: 01304 365454 E: enquiries@tapestates.com W: www.tapestates.com

General: While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the position for you, especially if you are contemplating travelling some distance to view the property.
Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built-in furniture.
Services: Please note we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalizing their offer to purchase.
THESE PARTICULARS ARE ISSUED IN GOOD FAITH BUT DO NOT CONSTITUTE REPRESENTATIONS OF FACT OR FORM PART OF ANY OFFER OR CONTRACT. THE MATTERS REFERRED TO IN THESE PARTICULARS SHOULD BE INDEPENDENTLY VERIFIED BY PROSPECTIVE BUYERS OR TENANTS. NEITHER THOMAS AND PARTNERS NOR ANY OF ITS EMPLOYEES OR AGENTS HAS ANY AUTHORITY TO MAKE OR GIVE ANY REPRESENTATION OR WARRANTY WHATEVER IN RELATION TO THIS PROPERTY.
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Written quotations available on request. All loans secured on property. Life assurance is usually required.