



Fordwich Woodland Road, Lyminge - CT18 8EW

Guide Price **£650,000**

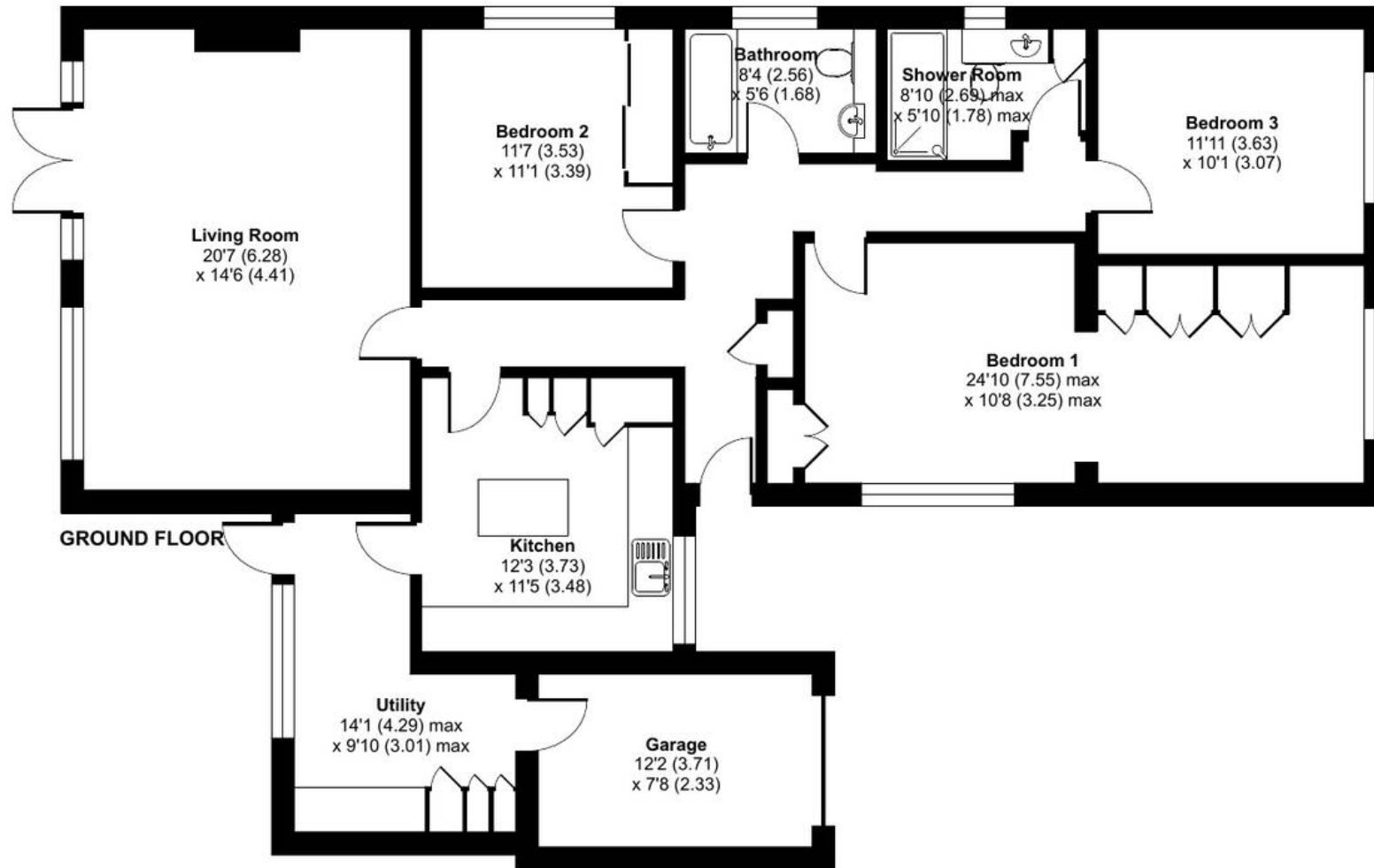
Woodland Road, Lyminge, Folkestone, CT18

Approximate Area = 1354 sq ft / 125.7 sq m

Garage = 93 sq ft / 8.6 sq m

Total = 1447 sq ft / 134.4 sq m

For identification only - Not to scale





Fordwich Woodland Road

Lyminge, Folkestone

This beautifully presented and recently extended detached bungalow is located in the highly desirable village of Lyminge, known for its strong community spirit and abundant amenities, including two convenience stores, a Chinese restaurant, a highly regarded primary school and a pharmacy. The property features an inviting entrance hall leading to a light and spacious living room, complete with an impressive flame effect wood burning stove set in front of an attractive brick feature wall, as well as French doors that open to the garden. The modern kitchen boasts a central island and access to a useful utility room with ample storage and direct access to the garage. The main bedroom includes a walk through opening to a generously sized dressing room with built-in wardrobes, complemented by two additional double bedrooms. The home also includes a stylish modern bathroom and a contemporary newly installed shower room. Outside there is a driveway leading to the garage, along with a fully fenced, well-stocked rear garden that backs onto picturesque countryside.

Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: D











Laing Bennett

Laing Bennett Ltd, The Estate Office, 8 Station Road – CT18 8HP

01303 863393 • info@laingbennett.co.uk • www.laingbennett.co.uk/

DISCLAIMER – These details are for guidance only and do not form part of an offer or contract. Measurements are approximate. Laing Bennett Ltd and the Vendor/Landlord accept no liability. Services and appliances are untested. Applicants must make their own checks. Items shown may not be included. No staff have authority to give warranties.