



13b Hillcrest Road, Hythe - CT21 5EX

Guide Price **£350,000**

Approximate Gross Internal Area (Excluding Balcony & Stepped Access, Including Eaves) = 102 sq m / 1095 sq ft

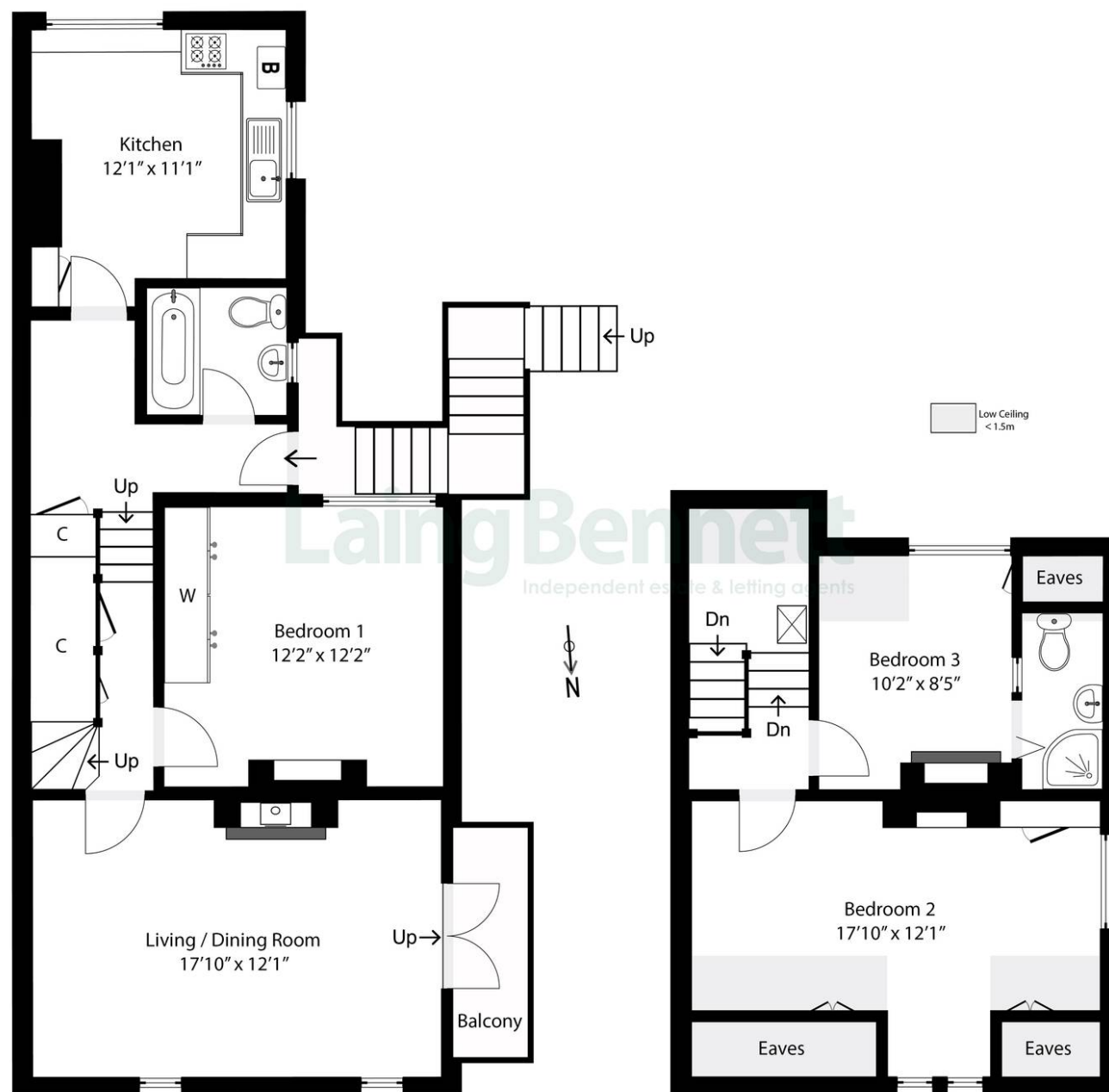


Illustration for identification purposes only. Measurements are approximate. Dimensions given are between the widest points.
Not to scale. Outbuildings are not shown in actual location.



13b Hillcrest Road

Hythe

This charming three-bedroom apartment occupies the first and second floors of a beautiful period property set on the hillside, offering stunning views over Hythe and the English Channel. Accessed via a side gate and external staircase leading to the apartment's private entrance, the first floor features a spacious living/dining room with a balcony and wood-burning stove, a kitchen/breakfast room, a bedroom, and a bathroom. On the second floor, there are two further bedrooms, including one with an en suite shower room. The property comes with a share of the freehold and a new lease. Gas central heating.

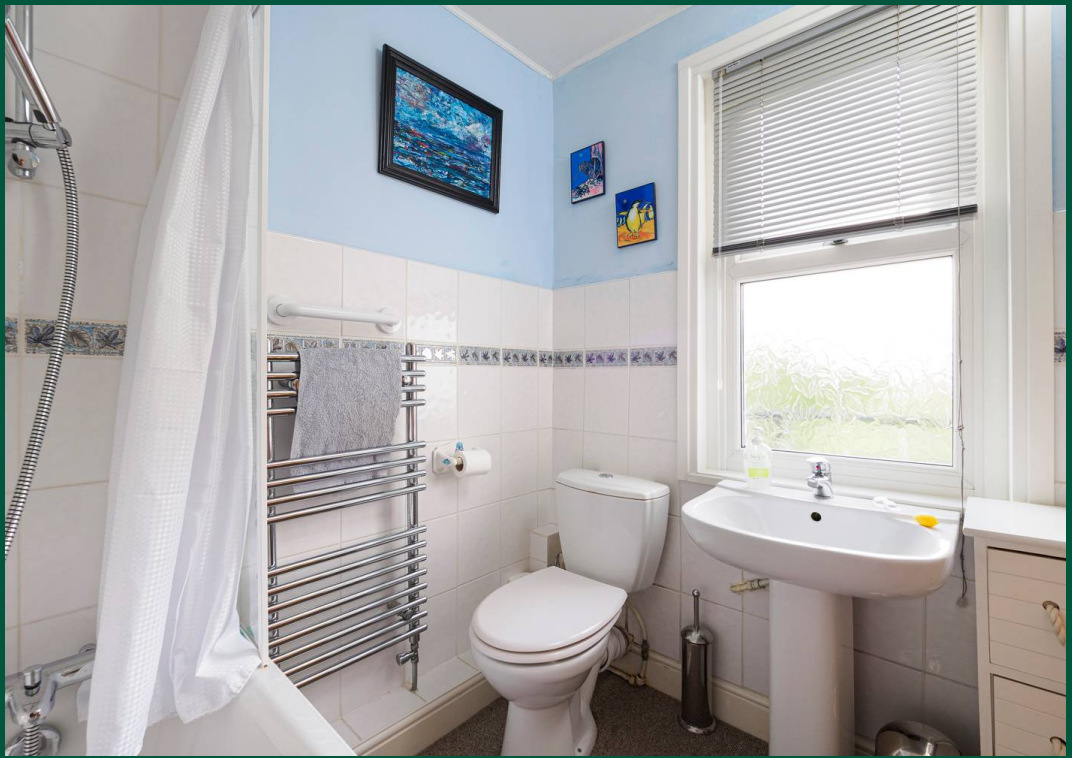
Council Tax band: B

Tenure: Leasehold

EPC Energy Efficiency Rating: D

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.