

Denham Close

Dymchurch TN29 0TU

- Fully Refurbished Link-Detached Bungalow
- Open Plan Living Space With Vaulted Ceilings
- Luxury Bathroom
- Ample Off-Road Parking
- Close To Seafront
- Three Double Bedrooms
- Contemporary Fitted Kitchen
- Low Maintenance Rear Garden
- New Central Heating System
- No Onward Chain

Asking Price £400,000-£425,000 Freehold













Mapps Estates are delighted to bring to the market this fully refurbished three bedroom link-detached bungalow on this popular residential development within walking distance of the seafront. The property has a stylish, contemporary feel throughout, the generous accommodation comprising an impressive reception hall, three double bedrooms with feature lighting, a luxury bathroom with both a rolltop bath and a walk-in shower enclosure, and a spectacular open plan living space with vaulted ceilings, bi-fold doors opening onto the low maintenance rear garden, and a modern fitted kitchen/breakfast room with integrated appliances. The property enjoys ample off-road parking space and is being sold with the advantage of no onward chain. An early viewing comes highly recommended.

Located on this popular residential development on the Dymchurch/Hythe border and within easy access of the sandy beaches of Dymchurch. The pretty Cinque Port town of Hythe is a short car journey along the coast and offers a good selection of independent shops together with Sainsbury's, Waitrose and Aldi stores. The town also has the beautiful historic Royal Military Canal running through the centre. Primary schooling is located in Hythe and the village of Dymchurch, which also offers a small selection of local shops and a Tesco mini-store. Secondary schooling is available in nearby New Romney and Saltwood, while both boys' & girls' grammar schools are available in Folkestone. The M20 Motorway, Channel Tunnel Terminal and Port of Dover are also easily accessed by car. Hi-speed rail services are available from Ashford International railway station with a travelling time of approximately 40 minutes to St Pancras London, and from Folkestone West with a travelling time of approximately 50 minutes.

Side Entrance
With composite front door with frosted double glazed full length windows to both sides, opening to reception hall.

Reception Hall 22'11 x 6'10
With wood effect LVT flooring, recessed downlighters, two vertical radiators, heating thermostat, opening directly to open plan living space.

Bedroom 18'10 x 10'9
With two front aspect UPVC double glazed windows, recessed downlighters and concealed backlighting, wood effect LVT flooring, two radiators.

Bedroom 11'10 x 11'5
With side aspect UPVC double glazed window, recessed downlighters and concealed backlighting, cupboards housing consumer unit and electric meter, wood effect LVT flooring, radiator.

Bedroom 11'6 x 10'11
With side aspect UPVC double glazed window, recessed downlighters and concealed backlighting, wood effect LVT flooring, radiator.

Bathroom 12'4 (max) x 7'3
With UPVC frosted double glazed window, luxury bathroom suite comprising a rolltop bath with mixer tap and shower attachment over, a large fully tiled walk-in shower enclosure with rainfall shower and separate hand-held shower attachment, recessed shelf, wash hand basin with mixer tap over and drawers under, large circular mirror with backlighting, wall-hung WC with concealed cistern and recessed shelf over, large heated towel rail, fully tiled walls and floor, built-in store cupboard housing wall-mounted Worcester Bosch gas-fired combination boiler.

Open Plan Living Space 26'10 x 13'6
Comprising:

Lounge/Diner
A spacious open plan lounge/diner with feature vaulted ceilings, four large Velux windows, double glazed bi-fold doors opening onto rear decking and garden, recessed downlighters, two wall lights, two vertical radiators, wood effect LVT flooring, opening through to kitchen/breakfast room.

Kitchen/Breakfast Room
With rear aspect UPVC double glazed window looking onto garden, modern fitted kitchen with a range of light grey woodgrain effect store cupboards and drawers, composite worktops and matching splashbacks, inset sink with mixer tap over, fitted high level electric double oven, integrated dishwasher and washer/dryer, integrated larder fridge and freezer, matching island unit with composite worktop and breakfast bar, four ring electric ceramic hob with integral extractor, pendant lighting over and light grey woodgrain effect store cupboards and drawers under, recessed downlighters, tiled floor, radiator.

Outside:
To the front of the property is a brick block paved driveway with off road parking space for two cars, and outdoor wall lights with motion sensors, There is further parking space to one side with soffit downlighters, outdoor wall lights with motion sensors, and an outdoor double power point. A brick block paved pathway to the other side has soffit downlighting over, and leads through to the rear garden. This low maintenance space has been freshly laid to lawn, with a composite decking area by the rear bi-fold doors. There are outdoor wall lights, a tap and two double power points.



Local Authority Folkestone & Hythe District Council
Council Tax Band C
EPC Rating C



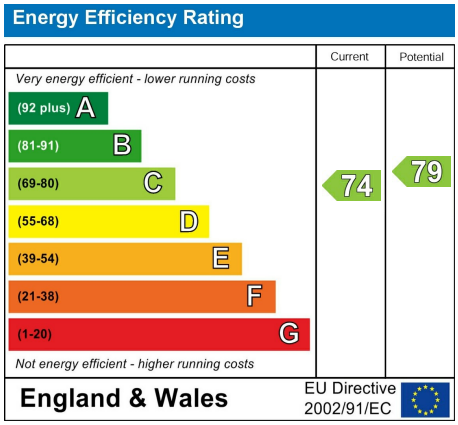


Ground Floor

Approx. 103.1 sq. metres (1109.6 sq. feet)



Total area: approx. 103.1 sq. metres (1109.6 sq. feet)



Mapps Estates Sales Office

61 Tritton Gardens, Dymchurch,
Romney Marsh, Kent, TN29 0NA

Contact

01303 232637
info@mappsestates.co.uk
http://www.mappsestates.co.uk

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.