

Horn Street

Folkestone CT20 3JB

- Detached Bungalow Residence
- Elevated Position With Valley & Sea View
- Large Open Plan Living/Dining Room
- Conservatory & Attractive Wraparound Gardens
- Garage & Off-Road Parking
- Fitted Kitchen & Separate Utility Room
- Two Double Bedrooms
- Large Loft Space With Potential For Conversion
- Modern Shower Room
- No Onward Chain

Asking Price £400,000 Freehold













Mapps Estates are delighted to bring to the market this well presented two bedroom detached bungalow residence set in a secluded, elevated position affording stunning views across the valley below to the sea beyond. The well-proportioned accommodation comprises a front entrance porch, reception hall, fitted kitchen, separate utility room, a spacious open plan living/dining room opening to the rear conservatory, two double bedrooms and a modern shower room. The property is set in mature, attractively landscaped gardens and has a garage and off-road parking for two cars. In addition, there is a large loft space which could potentially be converted to provide further accommodation subject to planning permission being obtained. Being sold with the advantage of no onward chain, an early viewing of this unique and desirable bungalow comes highly recommended.

Situated at top of Horn Street opposite St Martin's church, enjoying views along the valley to the sea, and conveniently located for the M20 Motorway, Channel Tunnel Terminal and ports of Folkestone and Dover, which are all easily accessed by car. High speed rail services are available from Folkestone West approximately ten minutes' drive away, giving fast services to St. Pancras, London in just over fifty minutes. There is a Tesco store within walking distance, while the pretty Cinque Port Town of Hythe is approximately ten minutes' drive away and offers a good selection of independent shops together with Waitrose, Aldi and Sainsbury's stores. The historic Royal Military Canal runs from Seabrook and through Hythe and offers pleasant walks and cycle rides. The seafront is also only five minutes' drive away. Primary schooling is within five minutes' walk and secondary schooling is available in Folkestone including both boys' and girls' grammar schools.

Front Porch 5'4 x 5'2
With UPVC front door with inset frosted double glazed oval panel, UPVC frosted double glazed windows, wall light, tiled floor, internal frosted glazed panels and door opening to reception hall.

Reception Hall 8'8 x 5'9
With built-in airing cupboard housing hot water cylinder with fitted shelves over, built-in store cupboard with consumer unit and electric meter, built-in cloaks cupboard with hanging rail and shelf over, tiled floor, coved ceiling, recessed downlighters, heating thermostat, radiator, frosted glazed panel doors opening to living room and kitchen.

Kitchen 11'7 x 9'
With side aspect UPVC double glazed window and hillside view, range of fitted wooden store cupboards and drawers, rolltop work surfaces with tiled splashbacks, inset stainless steel one and a half bowl sink/drainer with mixer tap over, four ring gas hob with electric oven under, space for undercounter fridge, recessed store cupboard with fitted shelves over, built-in pantry cupboard with fitted shelves, tiled floor, coved ceiling, radiator, doors to dining room and utility room.

Utility Room 7'9 x 7'
With fitted worktop, space and plumbing for washing machine and tumble dryer, space for fridge/freezer, wall-mounted Glow Worm gas-fired boiler, heating control panel, fitted shelves, tiled floor, side aspect double glazed window and sliding door to rear lobby.

Rear Lobby 5'2 x 3'1
With side aspect UPVC double glazed window, tiled floor, UPVC frosted double glazed back door.

Open Plan Living/Dining Room comprising:









Dining Room 13'6 x 10'1
With side aspect UPVC double glazed window with hillside view, rear aspect UPVC double glazed window looking through conservatory to the garden and sea view, glazed door opening to conservatory, feature herringbone wood block flooring, some wood panelling to walls, built-in store cupboard with glazed sliding door, coved ceiling, radiator, opening through to living room.

Living Room 16'11 x 16'2 (max)
With rear aspect UPVC double glazed windows looking through conservatory to garden and sea view, central fireplace, fitted shelf unit, two wall light points, coved ceiling, two radiators, area of herringbone wood block flooring creating a walkway through to inner hallway.

Conservatory 25'11 x 6'9
With rear and side aspect UPVC double glazed windows looking onto the garden and enjoying a view along the valley to the sea, two double glazed sliding doors opening to the garden, tiled floor, power and light.

Inner Hallway
With loft hatch and loft ladder to large, part-boarded loft space, doors to bedrooms and shower room.

Bedroom 13'8 x 13'2
With rear aspect UPVC double glazed window looking onto garden and hillside view, coved ceiling, radiator.

Bedroom 11'11 x 9'11
With side aspect UPVC double glazed window looking onto garden, coved ceiling, radiator.

Shower Room 8'1 x 5'6
With UPVC frosted double glazed window, shower cubicle with sliding screen, vanity unit comprising wash hand basin with mixer tap over and shelf to side, store cabinet under and WC with concealed cistern to side, aquaboard panelling to all walls, tiled floor, coved ceiling, fitted mirror unit with light and shelving, chrome effect heated towel rail.



Outside:

To the front of the property is the garage and driveway with off-road parking space for two cars. From here, there is a choice of a level path or steps leading down to a pathway around the bungalow and to the front entrance porch. The main garden to the rear of the bungalow is south-facing, laid mostly to lawn with mature shrubs and trees to the borders; from here you can take in the magnificent view along the valley below to the sea beyond. There is also a patio laid to crazy paving, an outside tap and a garden shed to the side. The garden continues to both sides of the bungalow, with steps leading up to a paved terrace at the back of the garage with a pergola over.

Garage 19'9 x 8'10

With up and over garage door, personal door to rear, side aspect UPVC double glazed window, power points.







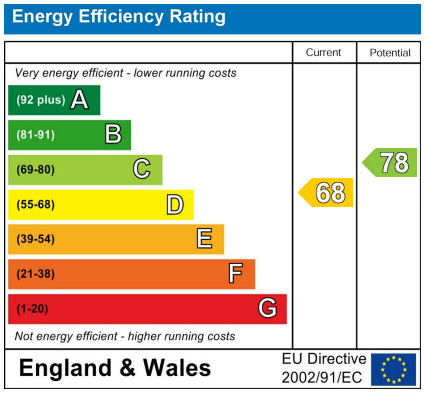








Total area: approx. 115.0 sq. metres (1237.9 sq. feet)



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

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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.