

1a Lovell Road Canterbury CT2 9DG

£385,000



- Detached bungalow
- Lounge and separate dining room
- Conservatory
- Two double bedrooms
- Double glazed
- Gas central heating



A detached bungalow built in the 1960's and is in the sought-after hamlet of Rough Common, which is within the catchment area of Blean primary school and convenient for access to the university of Kent, Kent college and St. Edmunds school, The bungalow is set back from the main road in a cul-de-sac and is a short walk to nearby blean woods and the village store. You get the best of both worlds with both Whitstable and Canterbury city easily reached. Viewings can be arranged very quickly as the property is offered with no forward chain.

Covered porch.

Double glazed door with adjacent window leading too.

Entrance Hall 18' 7" x 4' 1" (5.66m x 1.24m)

Access to insulated loft, radiator, power points, telephone point, built-in cupboard housing Worcester gas combination boiler supplying hot water and central heating.

Living Room 13' 5" x 12' 10" (4.09m x 3.91m)

Dual aspect double glazed windows to front and side, timber fire surround with coal effect gas fire, two radiators, power points, TV Point

Bedroom 2 9' 9" x 8' 9" (2.97m x 2.66m)

Double glazed window to rear with radiator below, power points, picture rail.

Dining Room 10' 1" x 6' 10" (3.07m x 2.08m)

With doors leading to sunroom. radiator, power points, picture rail, laminated flooring

Sunroom 7' 8" x 11' 4" (2.34m x 3.45m)

With French doors leading to rear garden, opening vents, power points, laminated flooring, radiator.

Kitchen 8' 7" x 9' 7" (2.61m x 2.92m)

Range of matching wall and base units with working surfaces over, inset stainless steel sink top with mixer taps and cupboard below, space for cooker and fridge freezer, space and plumbing for washing machine, radiator, double glazed window to rear, double glazed door leading to outside.

Shower Room 8' 2" x 5' 4" (2.49m x 1.62m)

Comprising corner shower with sliding doors and thermostatic shower, close couple WC, wash hand basin, heated towel rail, extractor fan, two double glazed frosted windows to rear

Bedroom 1 10' 10" x 12' 0" (3.30m x 3.65m)

Double glazed window to front with radiator below, fitted wardrobe with hanging space and shelving, power points and picture rail.

Front garden

With brick perimeter wall, garden laid to shrubs, off road parking.

Rear Garden

Mainly laid to lawn with shrub borders and plants, precast storage, green house





Energy performance certificate (EPC)

