



Jenkinson realestates

York and Albany Close  
Walmer  
Asking Price £475,000

# Freehold

Energy Performance Rating = TBC

Semi Detached Home  
Front and Rear Gardens

Offering Three Bedrooms  
Dressing Room to Master

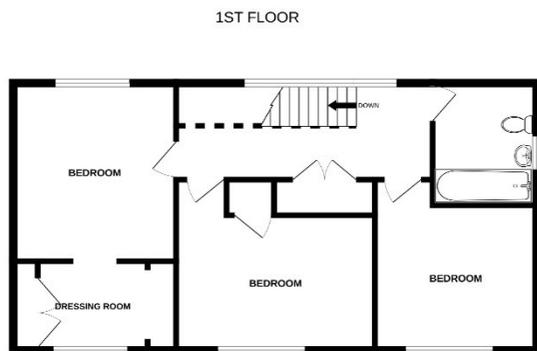
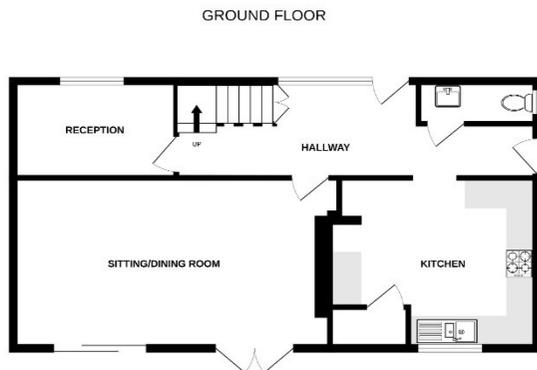
Driveway and Single Garage  
Popular Cul-de-Sac Location

Jenkinson Estates are pleased to bring to the market this substantial semi detached home in the ever popular location of York and Albany Close, Walmer. Offering spacious accommodation throughout, this property really must be viewed to be appreciated. Accessed into an entrance hallway, the ground floor accommodation accessed from here, leads to a kitchen, a spacious sitting / dining room and an additional reception room. The ground floor is completed with a separate W.C. The first floor continues to impress with three double bedrooms, the master having the benefit of a dressing room. The accommodation is completed with the family bathroom. Externally the property boasts front and rear gardens and a long driveway which leads to the single garage. The property is double glazed throughout and has a gas fired central heating. All viewings are strictly by appointment via the Sole Agent Jenkinson Estates.

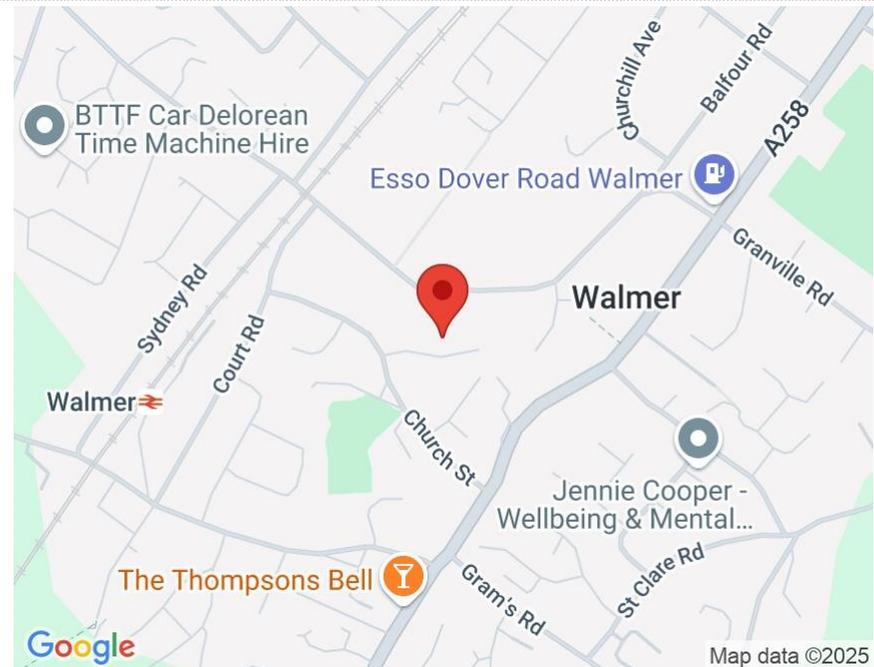


Council Tax Band D





Whilst every attempt has been made to ensure the accuracy of the description contained here, measurements of areas, heights, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Made with Hologram 012022.



### Accommodation

Entrance Via;  
Hallway

Kitchen  
11'9" x 10'3" (3.58m x 3.12m)

Sitting / Dining Room  
20'5" x 11'9" (6.22m x 3.58m)

Reception Room  
10'9" x 7'2" (3.28m x 2.18m)

W.C  
4'8" x 3'2" (1.42m x 0.97m)

### First Floor Landing

Bedroom One  
11'2" x 10'9" (3.40m x 3.28m)

Dressing Room  
8'7" x 7'4" (2.62m x 2.24m)

Bedroom Two  
10'6" x 9'8" (3.20m x 2.95m)

Bedroom Three  
12'0" x 8'8" (3.66m x 2.64m)

Family Bathroom  
6'5" x 5'5" (1.96m x 1.65m)

Front and Rear Gardens  
Driveway and Garage

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Important Notice - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.

