



Jenkinson realestates

Celtic Road

Deal

Asking Price £289,950

Freehold

67 SQ. Metres (721.18 SQ. Feet)

Council Tax: B

EPC Rating = TBC

Semi Detached Home
Enclosed Rear Garden

Offering Three Bedrooms
Ground Floor W.C

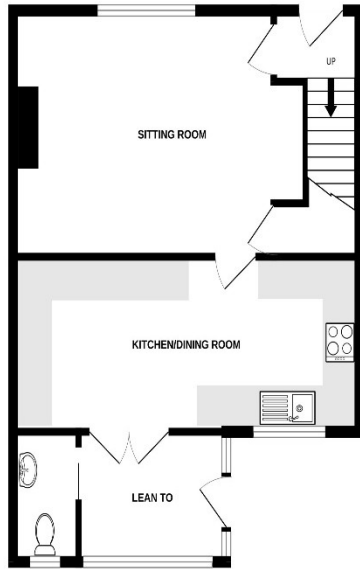
Driveway and Garage
Beautifully Presented

Jenkinson Estates are pleased to bring to the market this semi detached home in the popular residential location of Celtic Road, Deal. This home offers spacious accommodation including a sitting room, leading to a well appointed kitchen / dining room that opens to a lean-to and a separate W.C. The first floor continues to impress with three bedrooms, two doubles and the third a good single. The family bathroom completes the accommodation. Externally the property benefits from an impressive rear garden which is approaching 70ft in length and has been landscaped to offer a patio seating area, raised decking and a lawn at the rear. The property also benefits from off road parking, with a space to the front of the home and a shared driveway which leads to a detached garage, complete with an electric roller door. The property is double glazed throughout and has a gas fired central heating system. There is also planning permission for "Erection of a rear extension, which would extend beyond the rear wall of the original house by 4.40m, for which the maximum height would be 3.10m, and for which the height of the eaves would be 3.00m" DOV 25/00906. All viewings are strictly by appointment via the Sole Agent Jenkinson Estates.

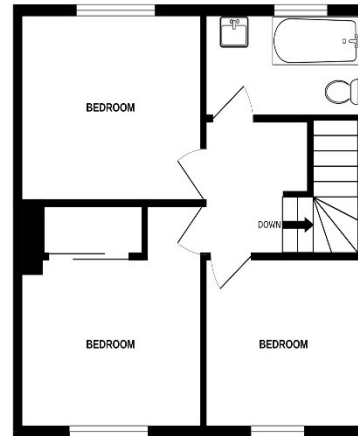




GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, 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.
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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.



Accommodation

**Entrance Via;
Hallway**

Sitting Room
13'6" x 12'1" (4.11m x 3.68m)
Kitchen / Dining Room
18'0" x 8'0" (5.49m x 2.44m)
Lean To

First Floor Landing

Bedroom One
11'1" x 10'5" (3.38m x 3.18m)

Bedroom Two
10'0" x 9'1" (3.05m x 2.77m)
Bedroom Three
8'1" x 7'9" (2.46m x 2.36m)
Family Bathroom
7'6" x 5'7" (2.29m x 1.70m)
**Parking to Front
Shared Driveway**
Detached Garage
22'0" x 8'9" (6.71m x 2.67m)

