



## 48 JOYES ROAD, FOLKESTONE

£350,000 Freehold

A beautifully maintained three bedroom semi-detached home, offered to the market for the first time in over fifty years... Welcome to Joyes Road!



# 48 Joyes Road Folkestone CT19 6HJ

- Three Bedroom Semi-Detached Home
  - Spacious Living Accommodation
  - Beautifully Landscaped Gardens
    - Off Street Parking
- Desirable Location Close To Schools & Amenities
  - Well Maintained Throughout

## Description

Offered to the market for the first time in over fifty years, this beautiful three-bedroom semi-detached home offers an exceptionally well maintained accommodation and immaculate landscaped gardens. Upon entering, you are welcomed into a spacious, light-filled hallway that leads to a cozy living room, with a fully operational modern gas fire and bay frontage offering a commanding view of the surrounding neighbourhood. To the rear of the living room is a well appointed dining room with plenty of space for additional furniture and lovely views out to the immaculate rear garden. The kitchen offers plenty of worktop and cupboard space, as well as a pantry cupboard! Upstairs, the property features three generously proportioned bedrooms, each offering lovely views and plenty of natural light, along with a family shower room that combines functionality with style. The rear garden has been landscaped beautifully, featuring a block paved patio, two large well built sheds, perfectly manicured lawn with mature flower beds and a second patio and greenhouse to the rear which captures every last bit of evening sunshine. To the front is a raised garden which is laid to lawn and off street parking for one car. Located conveniently close to local amenities, schools, and transport links, this home is perfect for families or professionals seeking a tranquil yet connected lifestyle. With its appealing features and prime location, this semi-detached home on Joyes Road is an opportunity not to be missed.

**Tenure** Freehold

**Postcode** CT19 6HJ

**Viewings** Strictly by appointment only - Property

Reference MOTIS2\_000401

## Opening Hours:

Monday - Friday 9.00 - 5.30

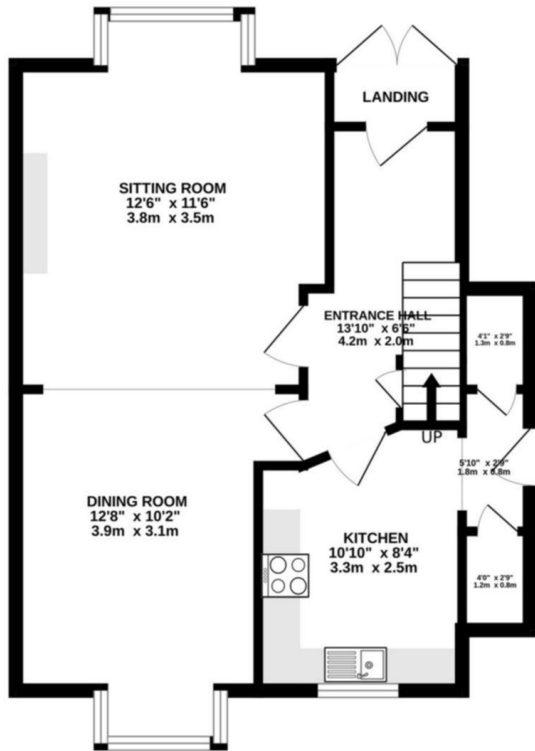
Saturday 9.00 - 3.00



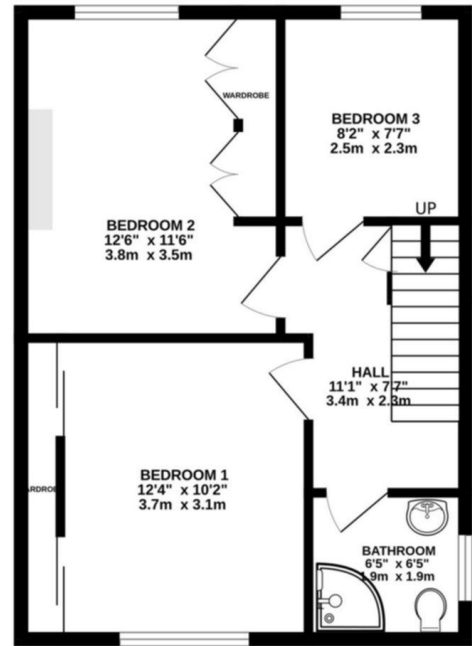




GROUND FLOOR  
526 sq.ft. (48.9 sq.m.) approx.



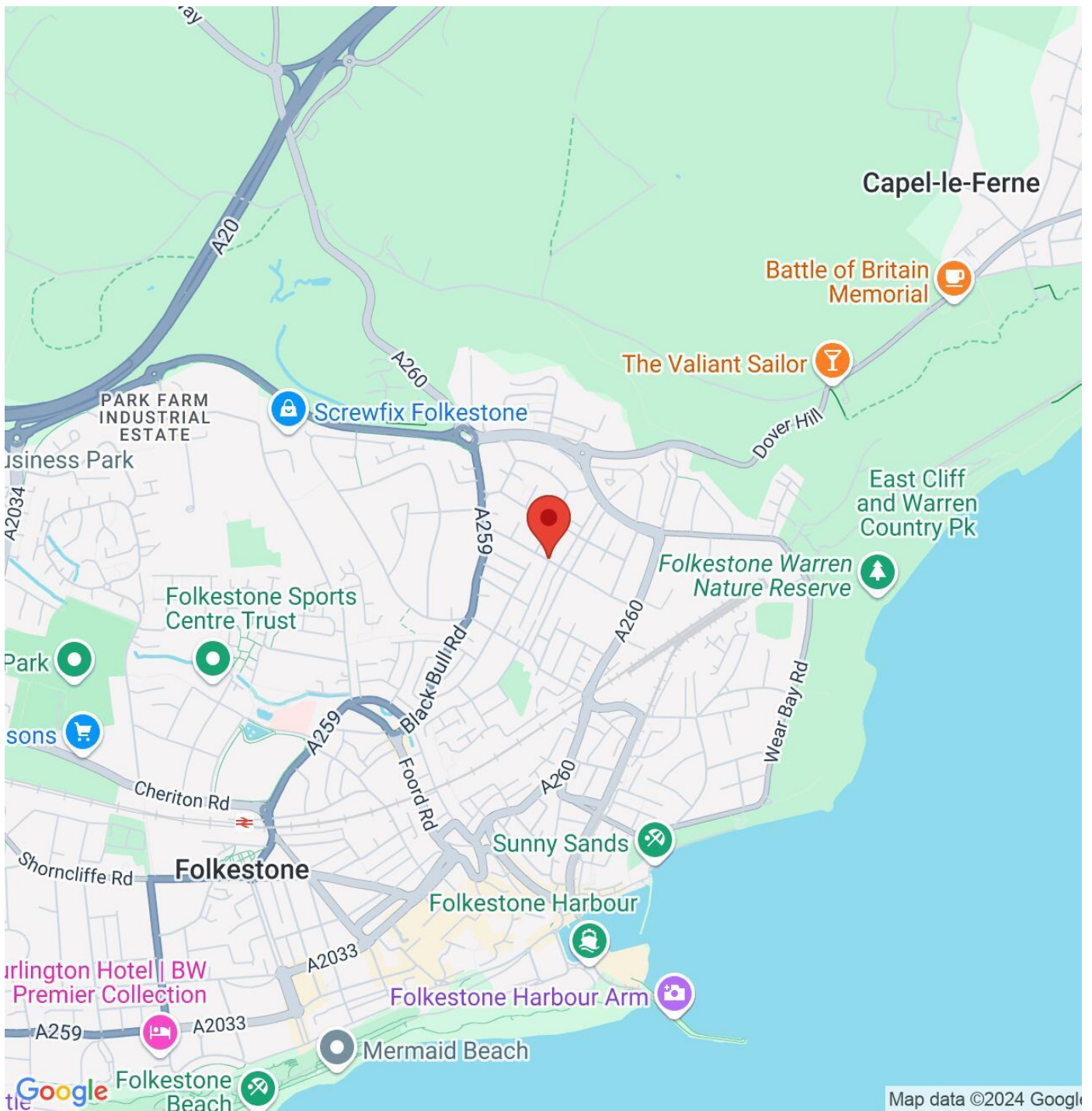
1ST FLOOR  
464 sq.ft. (43.1 sq.m.) approx.



TOTAL FLOOR AREA : 990 sq.ft. (92.0 sq.m.) approx.

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**

Descriptions of the property are subjective and are used in good faith as an opinion and NOT as a statement of fact. Please make further specific enquires to ensure that our descriptions are likely to match any expectations you may have of the property. We have not tested any services, systems or appliances at this property. We strongly recommend that all the information we provide be verified by you on inspection, and by your Surveyor and Conveyancer.