



# H. WALD & CO

Chartered Valuation Surveyors & Estate Agents



**35 COURT PLACE, CASTLE HILL  
AVENUE, FOLKESTONE**

**£90,000 Leasehold**

**FULLY REFURBISHED ONE BEDROOM  
RETIREMENT APARTMENT IN COURT  
PLACE, SITUATED ON THE POPULAR  
CASTLE HILL AVENUE**

**NO CHAIN**

HW2505188824



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Kim A Clinch BSc, FRICS

# 35 Court Place, Castle Hill Avenue Folkestone CT20 2QZ

**RECENTLY REFURBISHED , RETIREMENT APARTMENT , THIRD FLOOR,  
ONE BEDROOM , TWO LIFTS , CENTRAL LOCATION**

## Description

Fully refurbished one bedroom retirement apartment in Court Place, situated on the popular Castle Hill Avenue.

The town centre, Leas promenade and Folkestone Central Train Station are all within walking distance.

Court Place is made up of a friendly community who often take part in activities and social events.

Additional benefits include two lifts, double glazing, electric heating, communal lounge, communal laundry area, beautiful communal gardens, guest room, communal parking and House Manager.

The accommodation comprises:-

## THIRD FLOOR

### ENTRANCE HALL

With entry phone, emergency pull cord, airing cupboard, two storage cupboards, doors to all rooms

### KITCHEN 8'7" x 6'3" (2.62m x 1.91m)

With wall and base units, stainless steel sink and drainer, space and plumbing for washing machine, part tiled walls

### LOUNGE/DINER 18'5" x 10'4" (5.61m x 3.15m)

With storage heater and window to rear

### BEDROOM 11'10" x 9'5" (3.61m x 2.87m)

With storage heater, emergency pull cord and window to rear

### BATHROOM

With low level W.C., pedestal wash hand basin with mirrored cabinet over, electric shower

### OUTSIDE

Communal gardens, Parking

### COUNCIL TAX

Band B.

**Tenure** Leasehold

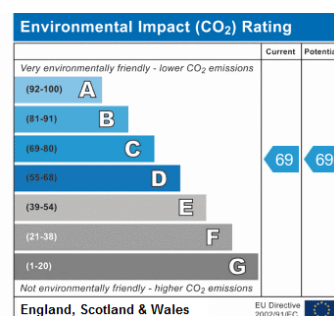
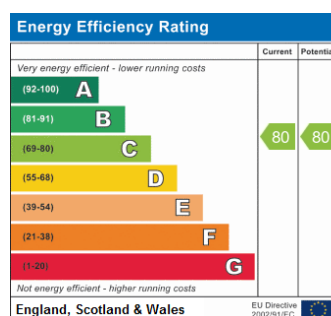
**Postcode** CT20 2QZ

**Viewings** Strictly by appointment only -  
Property Reference HWALD\_008824

### Opening Hours:

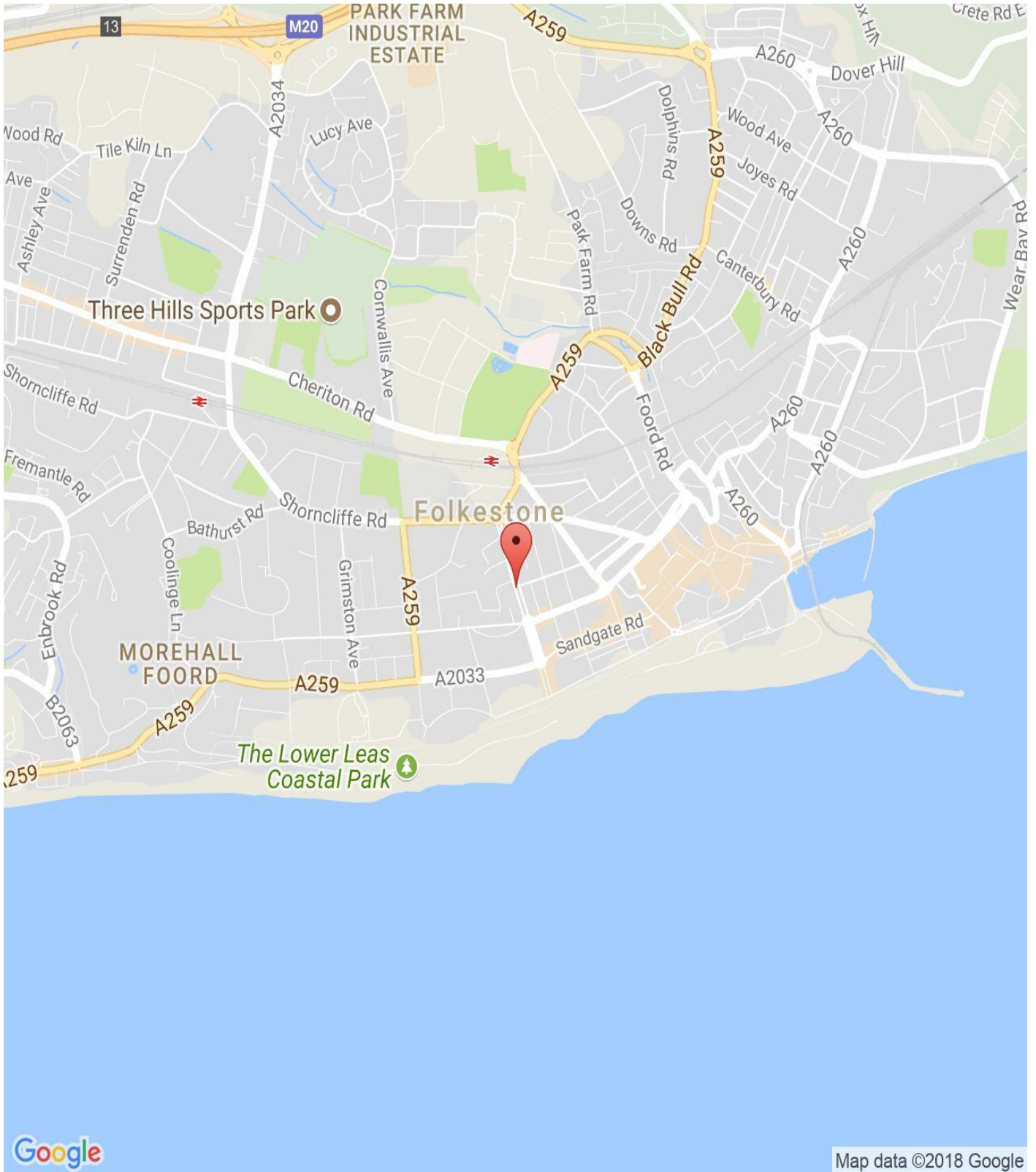
Monday - Friday 9.00 - 5.30

Saturday 9.00 - 3.00









**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.

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