



OVER 60?

Secure this property
for up to **59% less!**

Price

£635,000

Freehold

3x  2x  2x 

**The Square, Chilham,
Canterbury, Kent, CT4**

Wards
Helping you move forwards



Main features

- **Chain free!**
- **Grade II listed**
- **Garage**
- **Easy access into Canterbury and Ashford via the A28**
- **Conveniently located a short walk away from local amenities**

Accommodation

GROUND FLOOR

Entrance Hallway
 Lounge: 22'8 x 11'1 (6.91m x 3.38m)
 Breakfast Area
 Kitchen: 8'0 x 7'3 (2.44m x 2.21m)
 Dining Area: 10'5 x 8'5 (3.18m x 2.57m)

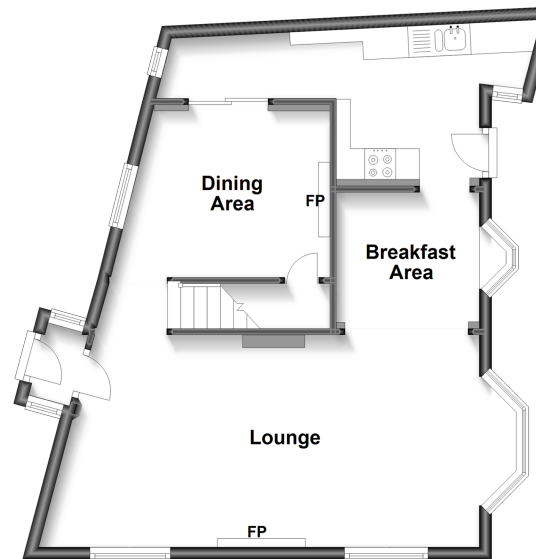
FIRST FLOOR

Landing
 Bedroom 1: 12'0 x 9'8 (3.66m x 2.95m)
 Bedroom 3: 9'6 x 9'0 (2.90m x 2.75m)
 Eaves
 Bathroom: 6'6 x 5'5 (1.98m x 1.65m)
 Bedroom 2: 10'4 x 9'4 (3.15m x 2.85m)
 En-Suite Shower Room

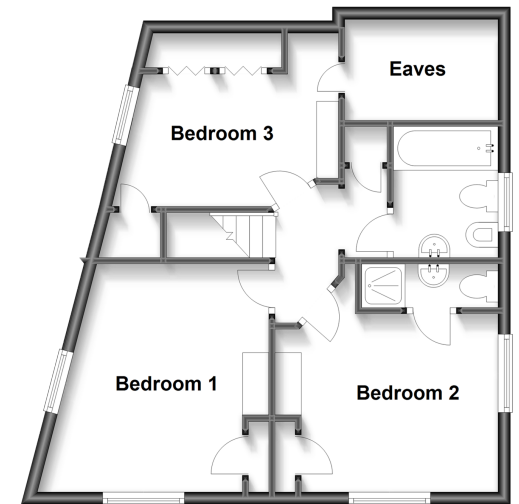
OUTSIDE

Front Garden
 Rear Garden
 Garage

Ground Floor
 Approx. 51.8 sq. metres (557.2 sq. feet)



First Floor
 Approx. 48.3 sq. metres (519.7 sq. feet)



Call Canterbury - 01227 766669 ■ wardsofkent.co.uk

- If buying to let, the energy rating will need to be improved to at least 'E' rating before you can let the property
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.



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