



**Price**  
**£325,000**

**Freehold**

3x  1x  1x 

**St. Gregory's Close,  
Deal, Kent, CT14**

**OVER 60?**

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



**Video Tour available**

*Wards*  
Helping you move forwards



## Main features

- Located in a quiet cul-de-sac
- Large garden room providing an excellent dining area
- Landscaped rear garden with summer house
- Layout adapted to create a large kitchen allowing side access and door through to garden room
- Block paved off road parking

## Accommodation

### GROUND FLOOR

Entrance Porch

Hallway

Lounge: 19'6 x 9'8 (5.95m x 2.95m)

Kitchen: 13'9 x 12'0 (4.19m x 3.66m)

Garden Room : 21'9 x 9'3 (6.63m x 2.82m)

### FIRST FLOOR

Landing

Bedroom 1: 14'4 x 9'0 (4.37m x 2.75m)

Bedroom 2: 10'2 x 10'2 (3.10m x 3.10m)

Bedroom 3: 11'10 x 5'1 (3.61m x 1.55m)

Bathroom

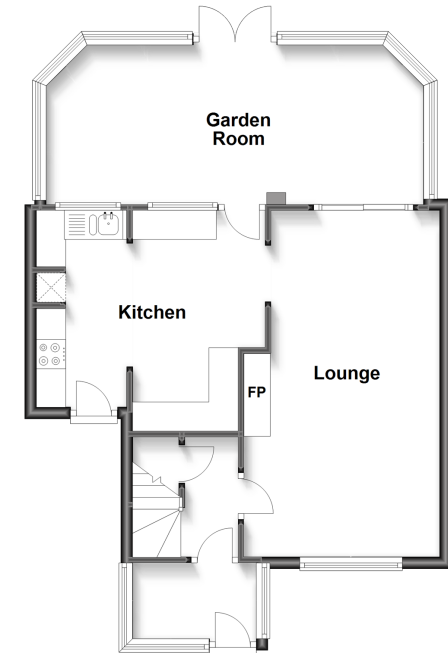
### OUTSIDE

Rear Garden

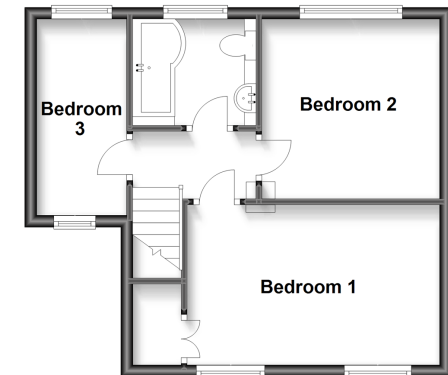
Off Road Parking

Summer House

**Ground Floor**  
Approx. 57.6 sq. metres (619.8 sq. feet)



**First Floor**  
Approx. 36.8 sq. metres (396.3 sq. feet)



**Call Deal - 01304 361420 ■ [wardsokent.co.uk](http://wardsokent.co.uk)**

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- 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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