



Guide Price

£475,000

Freehold

4x  2x  2x 

**Sparrowhawk Way,
Whitfield, Dover, Kent,
CT16**

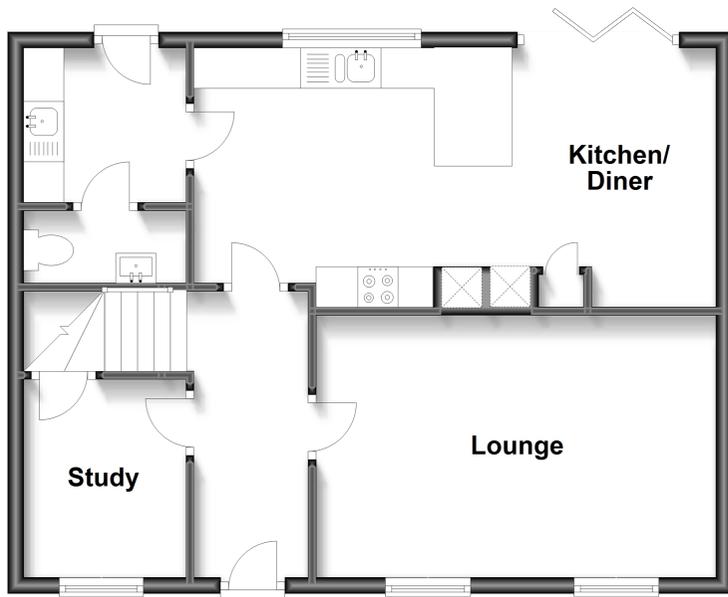
OVER 60?

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

Wards
Helping you move forwards

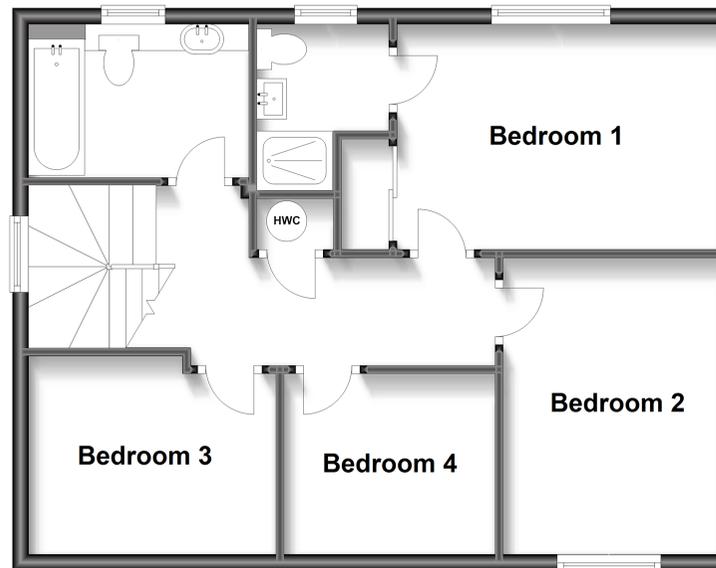
Ground Floor

Approx. 56.3 sq. metres (606.2 sq. feet)



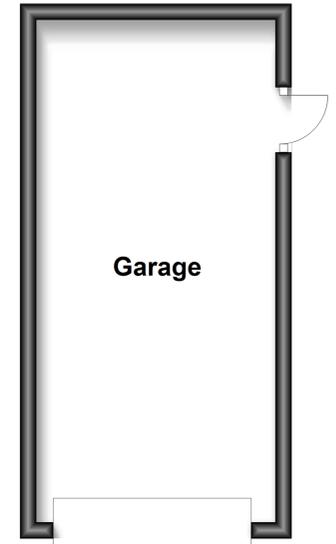
First Floor

Approx. 56.3 sq. metres (606.2 sq. feet)



Outbuilding

Approx. 18.5 sq. metres (198.7 sq. feet)



Accommodation

GROUND FLOOR

Entrance Hallway

Lounge : 16'2 x 10'5 (4.93m x 3.18m)

Kitchen/Diner: 21'4 x 10'6 (6.51m x 3.20m)

Utility Room With Cloakroom: 6'3 x 6'0 (1.91m x 1.83m)

Study : 8'8 x 6'5 (2.64m x 1.96m)

FIRST FLOOR

Landing

Bathroom : 8'9 x 6'2 (2.67m x 1.88m)

Bedroom 4 : 16'7 x 8'3 (5.06m x 2.52m)

Bedroom 3 : 8'6 x 7'8 (2.59m x 2.34m)

Bedroom 2 : 16'9 x 8'9 (5.11m x 2.67m)

Bedroom 1 : 13'6 x 9'5 (4.12m x 2.87m)

En-Suite Shower Room : 7'7 x 5'6 (2.31m x 1.68m)

OUTBUILDING

Garage

OUTSIDE

Front Garden

Rear Garden

Off Road Parking



Main features

- Immaculately presented
- Off road parking and garage
- Study room to make working from home a breeze
- Under floor heating with individual room controls throughout the ground floor
- High specification throughout with granite kitchen work tops, double glazed windows, needs to be seen to be appreciated

Nearest Schools

Primary Schools: Whitfield and Aspen School 0.6 miles, Green Park Community Primary 1.1 miles, Langdon Primary 1.5 miles
 Secondary Schools: Dover Christchurch Academy 0.7 miles, Duke of York's Royal Military School 1.5 miles.

Transport Information

Train Stations: Kearsney 1.6 miles, Martin Mill 2.0 miles, Dover Priory 2.4 miles

Address

Sparrowhawk Way, Whitfield, Dover, Kent, CT16

Directions

For directions to this property please contact us.



Wards
Helping you move forwards

Call Dover Branch 01304 214876 ■ wardsofkent.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.

EPC RATING	CURRENT:	POTENTIAL:
	B(83)	A(92)

10735455/20240507/OV/OV