



**Price**  
**£240,000**

**Freehold**

3x  1x  1x 

**Gloster Ropewalk,  
Aycliffe, Dover, Kent,  
CT17**

**OVER 60?**

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

*Wards*  
Helping you move forwards



## Main features

- **Spacious family house**
- **Recently refurbished, not a finger to lift**
- **Breath taking views across the English Channel**
- **No onward chain complications**
- **Easy access to A2/M2 as well as close to Dover town and Dover Priory Railway station**

## Accommodation

### GROUND FLOOR

Entrance Hallway

Separate Toilet

Lounge : 14'11 x 12'4 (4.55m x 3.76m)

Kitchen : 15'6 x 8'4 (4.73m x 2.54m)

Bathroom

### FIRST FLOOR

Landing

Bedroom 1 : 18'5 x 10'10 (5.62m x 3.30m)

Bedroom 2 : 10'4 x 9'4 (3.15m x 2.85m)

Bedroom 3 : 8'6 x 7'0 (2.59m x 2.14m)

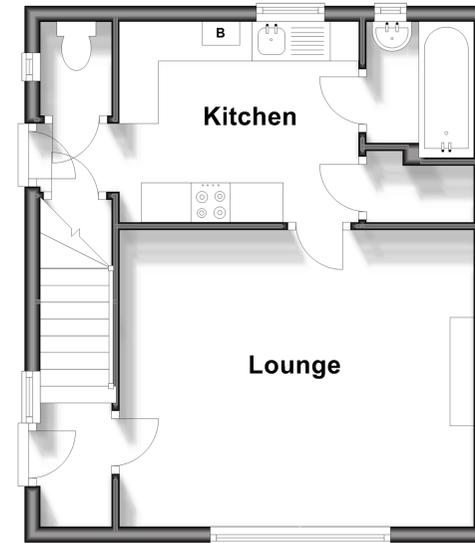
### OUTSIDE

Front Garden

Rear Garden

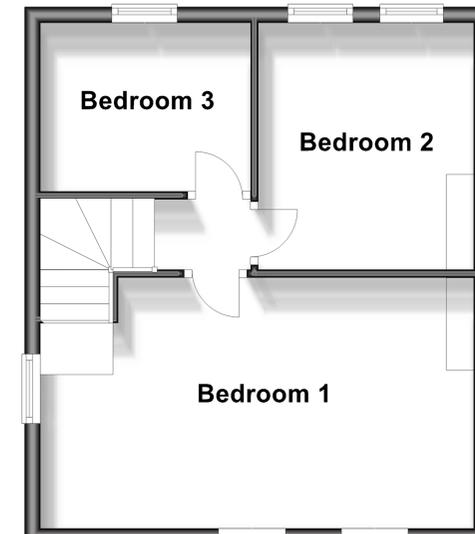
## Ground Floor

Approx. 35.5 sq. metres (381.8 sq. feet)



## First Floor

Approx. 35.5 sq. metres (381.8 sq. feet)



**Call Dover - 01304 214876 ■ [wardsofKent.co.uk](http://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.



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