



OVER 60?

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

Price

£350,000

Freehold

3x  1x  1x 

**Helena Road,
Capel-Le-Ferne,
Folkestone, Kent, CT18**

Wards
Helping you move forwards



Main features

- Situated on a very quiet road, close to the Cliff Top Cafe
- Short walk to bus stop/local shop
- Large rear garden with patio area and potting shed
- Spacious kitchen/diner with range gas oven
- Three generous sized bedrooms and a modern bathroom

Accommodation

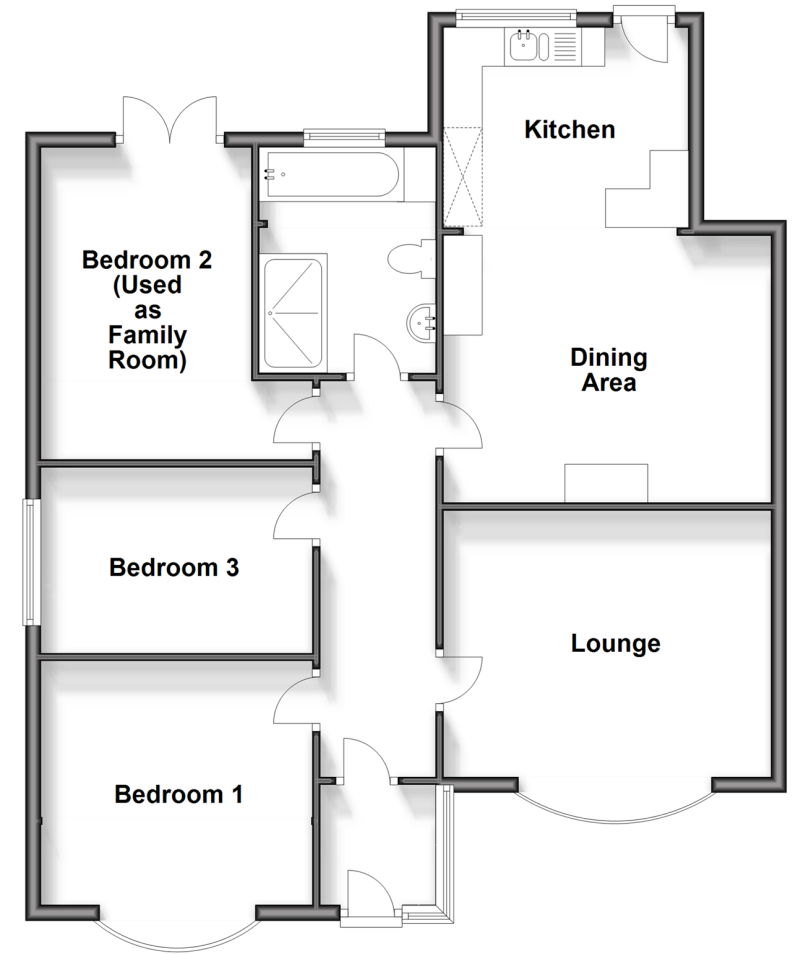
GROUND FLOOR

Porch
Entrance Hall
Lounge: 13'7 x 11'1 (4.14m x 3.38m)
Kitchen/Dining Area: 13'6 x 11'2 (4.12m x 3.41m)
Bedroom 1: 11'8 x 9'7 (3.56m x 2.92m)
Bedroom 2: 11'7 x 7'5 (3.53m x 2.26m)
Bedroom 3: 12'3 x 9'0 (3.74m x 2.75m)
Bathroom

OUTSIDE

Rear Garden
Off Road Parking

Ground Floor
Approx. 89.3 sq. metres (961.7 sq. feet)



Call Folkestone - 01303 256505 ■ wardsofkent.co.uk

- The seller is a person connected with Wards as defined in the Estate Agents Act 1979
- 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:
12637403/20240510/ET/CC		