



**Price**  
**£440,000**

**Freehold**

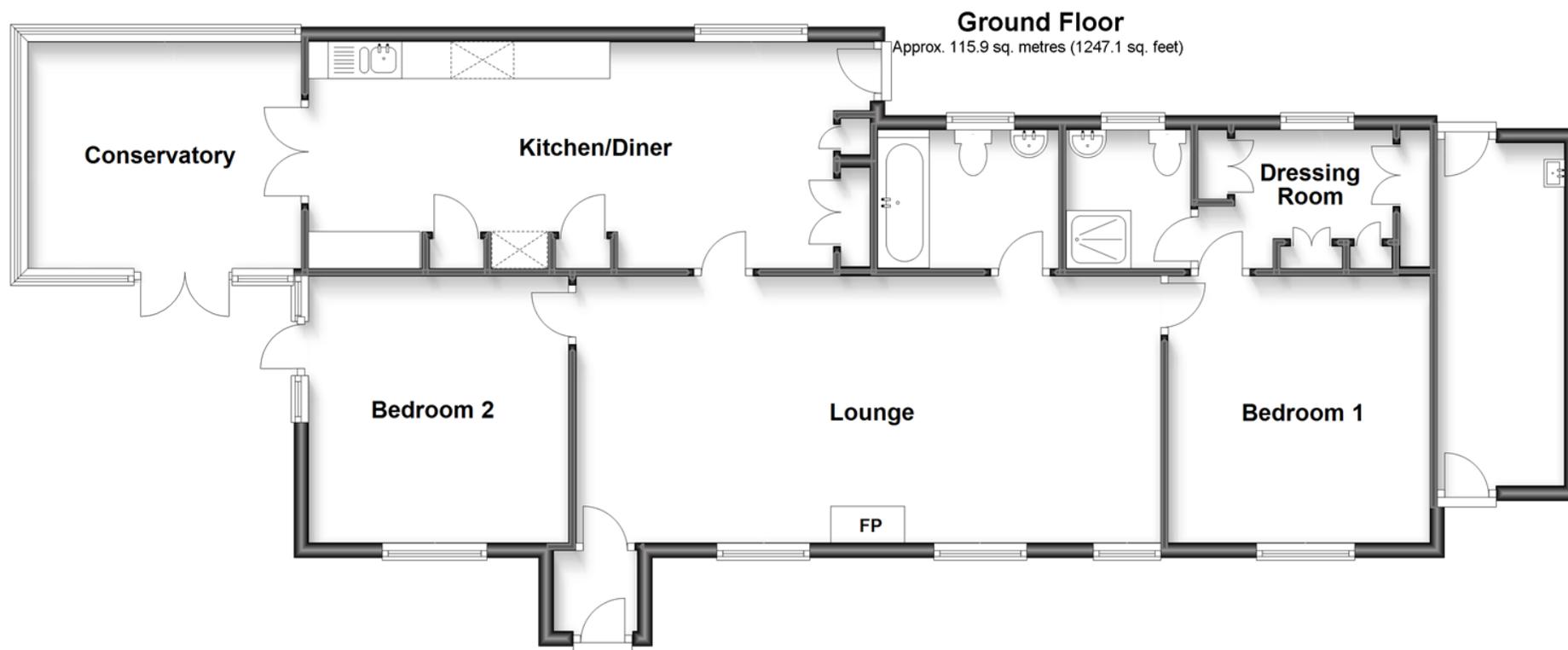
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**Stone Street, Lympne,  
Hythe, Kent, CT21**

**OVER 60?**

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

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## Accommodation

### GROUND FLOOR

Porch

Kitchen/Diner: 25'3 x 10'0 (7.70m x 3.05m)

Conservatory: 12'4 x 9'0 (3.76m x 2.75m)

Lounge: 26'1 x 11'9 (7.96m x 3.58m)

Bedroom 1: 11'8 x 11'5 (3.56m x 3.48m)

Dressing Room: 8'3 x 5'10 (2.52m x 1.78m)

En-Suite Shower Room: 5'10 x 5'5 (1.78m x 1.65m)

Bedroom 2: 11'8 x 11'6 (3.56m x 3.51m)

Bathroom: 8'1 x 5'10 (2.47m x 1.78m)

### OUTSIDE

Off Road Parking

Front & Rear Gardens

Lean-To



## Main features

- No onward chain
- Ragstone detached cottage, formerly the toll cottage of Lypne
- Off road parking for 3 cars
- Both bedrooms are doubles
- Dressing room and en-suite shower room to bedroom 1
- Large kitchen/diner, conservatory



### Nearest Schools

Primary Schools: Lypne Primary 0.6 miles, Sellindge Primary 2.8 miles

Secondary Schools: Brockhill Park Performing Arts College 3.5 miles, The Harvey Grammar School 6.8 miles



### Transport Information

Train Stations: Westenhanger 1.3 miles, Sandling 3.0 miles, Folkestone West High Speed Link 6.9 miles



### Address

Stone Street, Lypne, Hythe, Kent, CT21



### Directions

For directions to this property please contact us.



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Call Hythe Branch 01303 267473 ■ [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.

EPC RATING

CURRENT:	POTENTIAL:
D(64)	B(33)

12821284/20230511/MB/MB