

**OVER 60?**

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



**Price**  
**£400,000**  
**Freehold**

2x  1x  1x 

Main Street, Northiam, Rye, East Sussex,  
TN31

*Wards*  
Helping you move forwards





## Main features

- Beautifully presented detached 2 bedroom period bungalow
- Tastefully renovated throughout
- Vaulted ceiling in the lounge
- Landscaped rear garden
- Desirable village location

## Accommodation

### GROUND FLOOR

#### Hallway

Kitchen: 11'0 x 8'10 (3.36m x 2.69m)

Utility Room: 6'6 x 4'6 (1.98m x 1.37m)

Bathroom: 9'0 x 5'10 (2.75m x 1.78m)

Lounge: 13'5 x 10'4 (4.09m x 3.15m)

Dining Area: 16'7 x 10'11 (5.06m x 3.33m)

Bedroom 1: 13'9 x 10'6 (4.19m x 3.20m)

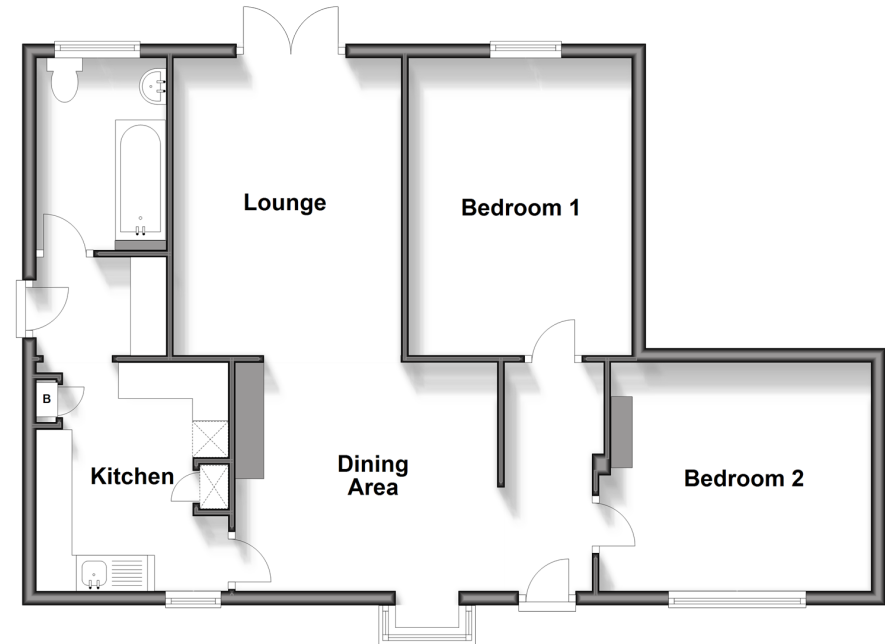
Bedroom 2: 12'8 x 10'5 (3.86m x 3.18m)

### OUTSIDE

Front, Side and Rear Gardens

### Ground Floor

Approx. 73.2 sq. metres (787.5 sq. feet)



**Call Tenterden - 01580 766002 ■ [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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