



# Millyard Road, Aylesham, Canterbury

Guide Price £325,000 Freehold

4 bedroom semi-detached house for sale

## Description

This Four Bedroom Semi-Detached House is ideally located in the popular village of Aylesham, the house is offered for sale with NO CHAIN. Aylesham is a great place for a family with plenty of amenities in the village, there is a local primary school, a Co-Op supermarket, several other shops, a leisure centre with a gym and there is a local railway station, providing access to London, Canterbury and Dover. As soon as you arrive outside this property, you are sure to be impressed, the house is in a quiet location and is set on a square, it's a large property with plenty of kerb appeal. You enter into a good sized hallway, there is a modern kitchen/diner to one side with French Doors out to the landscaped rear garden and then the sunny living room and a downstairs toilet are on the other side, There are four double bedrooms on the top two floors to this house, the master has an en-suite which also Jack & Jill's and there is a seperate family bathroom. Outside the property has a carport and parking for two cars, there is also a walled rear garden, with a good sized lawned area, side access and a patio. VIEWING ADVISED

Council Tax Band: C

Tenure: Freehold

## Tenure

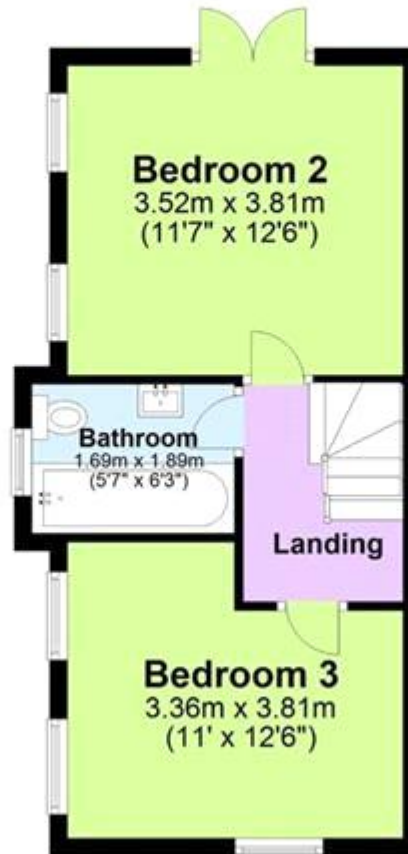
Freehold



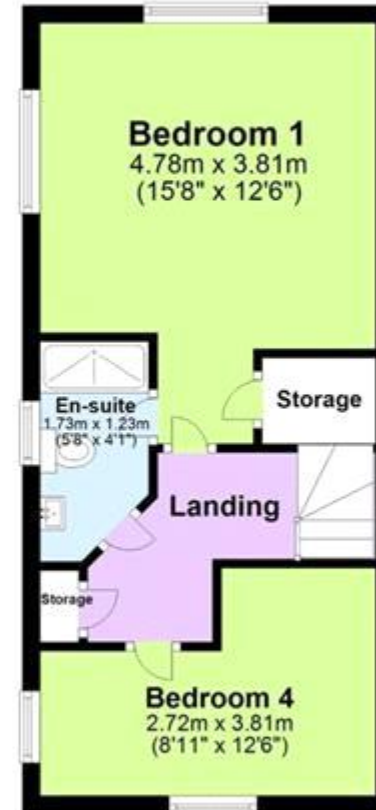
**Ground Floor**



**First Floor**



**Second Floor**







Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) <b>A</b>		<b>94</b>
(81-91) <b>B</b>	<b>84</b>	
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		

Viewing by appointment only  
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