



# Easington Place, Aylesham, Canterbury

Guide Price £250,000 Freehold

2 bedroom terraced house for sale

## Description

This modern terraced house is ideally located in the modern development in the popular village of Aylesham. The village has so much to offer with an array of shops, a leisure centre & a fantastic primary school. There are great transport links with bus routes, a train station and a short drive to the A2 to get to Canterbury and other surrounding areas. The property was built in 2020, so still has almost 5 years left on the build warranty, therefore the property is very modern. The house is set in a quiet road with two allocated parking spaces as well as plenty of visitor parking spaces in the surrounding area. On the ground floor, the lounge is set at the front of the property and the kitchen to the rear with a downstairs WC and large storage cupboard in the middle. The kitchen is very modern with an integrated washer/dryer, fridge/freezer and a dishwasher, there is also enough space for a table for dining. The kitchen leads to the paved & lawned sunny garden through double doors bringing so much light into the kitchen. To the end of the garden there is another sun patio and rear access. The first floor has two double bedrooms and a family bathroom, the main bedroom is a lovely size, with a built in cupboard and enough space for a dressing table / desk. This will be a great house for first time buyers as well as anyone who would like a modern house in a village location, viewing is highly recommended.



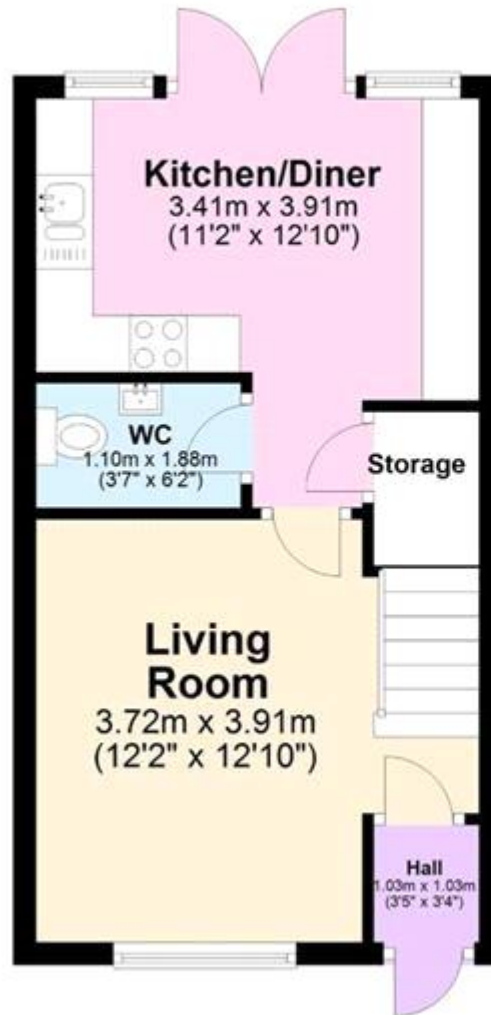
Council Tax Band: B

Tenure: Freehold

**Tenure**

Freehold

## Ground Floor



## First Floor





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		99
(92-100) <b>A</b>		
(81-91) <b>B</b>	84	
(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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