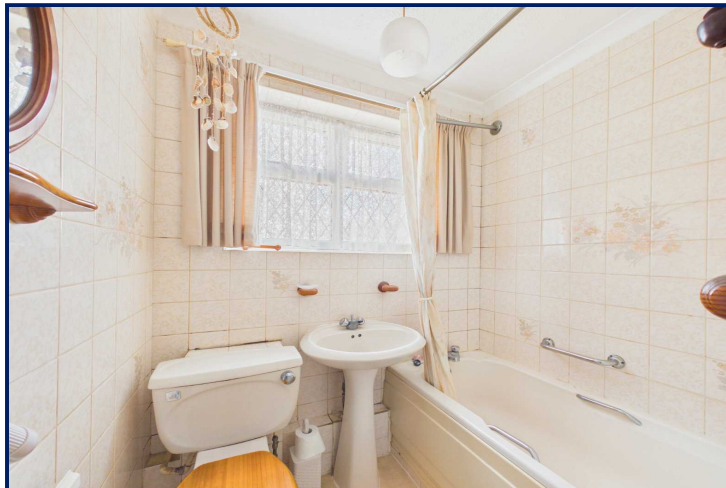
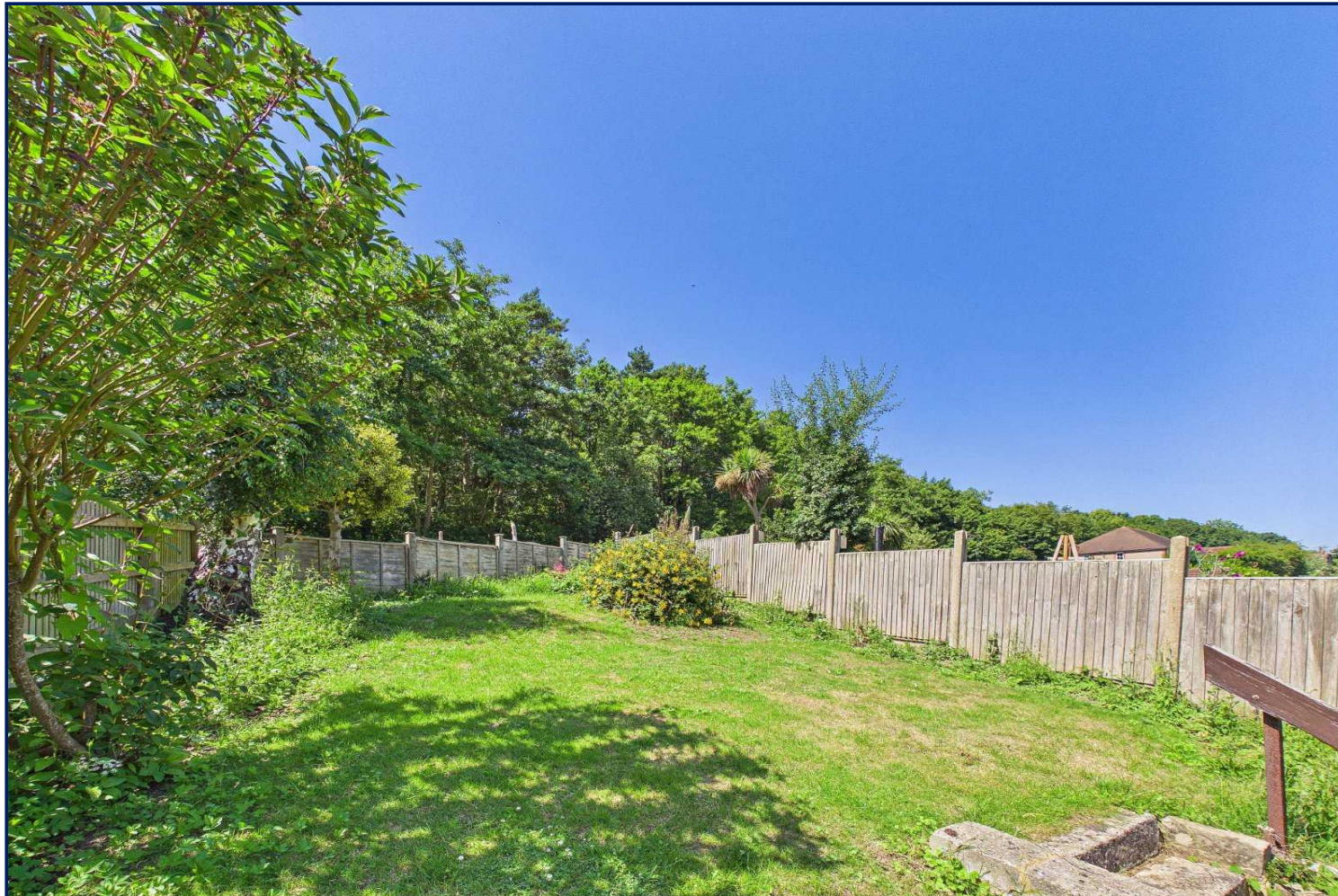




Valebrook Close,
Folkestone

Asking Price: £275,000
Freehold

 **Reeds Rains**

reedsrains.co.uk

54 Valebrook Close, Folkestone, CT20 3JW
Asking Price: £275,000

Council Tax Band: C
EPC Rating: D

Reeds Rains are pleased to present this two-bedroom semi-detached bungalow, occupying a desirable position within a sought-after cul-de-sac and offering generously proportioned accommodation throughout.

While the property would benefit from a programme of modernisation, it presents an excellent opportunity for purchasers to update and personalise the home to their own tastes and requirements. The accommodation comprises two double bedrooms, a spacious living room, fitted kitchen, utility room and a family bathroom.

Externally, the property enjoys an attractive frontage with off-road parking leading to a garage. To the rear is a delightful private garden, providing a wonderful outdoor space and a particular highlight of the property.

Offered to the market with no onward chain, this fantastic home presents an exciting opportunity and early internal viewing is highly recommended.

Location
Valebrook Close is a popular residential cul-de-sac situated on the northern side of Folkestone, offering a peaceful setting whilst remaining conveniently close to a wide range of local amenities, schools and transport links. The location is particularly appealing to families and commuters, combining a quiet neighbourhood atmosphere with excellent accessibility.

A variety of everyday amenities can be found nearby, including supermarkets, convenience stores, healthcare facilities and leisure amenities. Folkestone town centre is within easy reach, offering an excellent selection of shops, cafés, restaurants and the increasingly popular Harbour Arm, which has become a vibrant destination for dining, entertainment and coastal walks.

Excellent transport connections include easy access to the M20 motorway and nearby Folkestone Central and Folkestone West railway stations, both providing High Speed services to London St Pancras, making the area ideal for those commuting to the capital.

For those who enjoy the outdoors, there are numerous nearby parks, open green spaces and countryside walks, while Folkestone’s attractive coastline and beaches are only a short distance away. Combining convenience, connectivity and a family-friendly environment, Valebrook Close is a highly desirable location from which to enjoy all that Folkestone has to offer.

Private Garden
A delightful tiered garden to the rear which is mostly laid to lawn. Side access.

Garage
With up and over door.

Agents Note
If an offer is accepted on a property marketed by Reeds Rains, all purchasers are required to complete ID verification checks. This is a legal obligation under Anti-Money Laundering Regulations and we use a specialist third-party company to carry out these checks. The fee is £30 plus VAT (£36 including VAT) per transaction, payable once the offer is agreed and before the sales memorandum is issued. Please note that once paid, this charge is non-refundable.

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All Measurements
All Measurements are Approximate.

Laser Tape Clause
All measurements have been taken using a laser tape measure and therefore, may be subject to a small margin of error.

Floorplan Clause
Measurements are approximate. Not to Scale. For illustrative purposes only.

