



## 1 bed apartment to buy in CT19

326 Cheriton Road, Folkestone, Kent, CT19  
4DP

**£90,000** Starting Bid

 x1  x1  x1

Tenure

**Leasehold**

On Street parking

## Property features

- ✓ Being Sold via Secure Sale Online Bidding T&C's Apply
- ✓ One Bedroom Top Floor Flat
- ✓ Close to Folkestone West Station
- ✓ EPC Rating - C
- ✓ EPC Rating C

## Key Information

- ✓ Council Tax: Band A
- ✓ EPC Rating: C
- ✓ Heating supply: Gas
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Broadband: FTTP (fibre to the premises)
- ✓ Mobile signal: Good

## Description

Being Sold via Secure Sale online bidding. Terms & Conditions apply. Starting Bid £90,000

The accommodation comprises a lounge, separate kitchen, double bedroom, and bathroom. The apartment comes with a 113-year lease and is well situated being close proximity to transport links, shops, and local amenities. Located in a popular and well-connected area of Folkestone, this is a rare chance to secure a property with great potential in a sought-after location.

Council Tax Band: A

Tenure: Leasehold

Length of Lease: 112

Annual Ground Rent Amount: £125.00

Annual Service Charge Amount: £950.00

Price: Starting Bid £90,000

Property Type: Apartment

Parking: On Street

Construction materials: Brick and block

Roofing type: Clay tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

Water meter: No

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: FTTP (fibre to the premises)

Mobile signal coverage: Good

**Second Floor**  
Approx. 52.2 sq. metres (562.2 sq. feet)



Total area: approx. 52.2 sq. metres (562.2 sq. feet)

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	71	74
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England, Scotland &amp; Wales</b>	EU Directive 2002/91/EC	

326 Cheriton Road, Folkestone, Kent, CT19 4DP

Contact your local branch today for more information on this property:

**107 London Road, Headington, Oxford, Oxfordshire, OX3 9HZ, [www.chancellors.co.uk](http://www.chancellors.co.uk)**

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

