



The Shambles, High Street, Bridge, Kent

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The Shambles

57 High Street, Bridge, Canterbury, Kent CT4 5LA

A charming village house with a double garage and swimming pool, in the heart of desirable Bridge

Canterbury city centre 2.8 miles, Canterbury West mainline station 3.9 miles (London St Pancras from 53 minutes), M2 (Junction 7) 10 miles

Entrance hall | Sitting room | Dining room
Conservatory | Kitchen/breakfast room
Principal bedroom with dressing room & en suite bathroom | 1 Further bedrooms (1 en suite)
Occasional bedroom/study | Shower room
Swimming pool | Double garage with office over
2 Courtyard gardens | EPC rating B

The property

Set in the heart of the popular village of Bridge, The Shambles is a unique modern property with a great sense of volume. The property offers comfortable, bright and airy accommodation that effortlessly connects to the charming and private courtyards, together with an indoor swimming pool and double garage with useful home office above.

The main reception room is the well-proportioned sitting room with its impressive vaulted ceiling, mezzanine level above and French doors opening onto the courtyard garden. Separated by the grand, double-sided brick fireplace, the secondary reception is the dining room, and there is also a sunny conservatory opening onto the courtyard.

The bright kitchen/breakfast room has bespoke fitted wooden units to base and wall level together with a fitted window seat/bench; there is ample room for a breakfast table and space for integrated appliances.

There is one double bedroom with a large en suite bathroom on the ground floor. Upstairs, the principal bedroom includes an en suite bathroom and its own dressing room with fitted storage. The mezzanine level room could be used as an occasional bedroom or study, with a shower room located below on the ground floor.

Outside

The entrance to the property is just off the High Street in Bridge, where gates open onto the paved driveway and lead to the double garage, which has an office above (accessed via stairs from the courtyard). There is a private walled courtyard between the house and garage, with a covered walkway and access to the indoor heated swimming pool. There is an additional walled patio garden at the front of the house, an ideal space for al fresco dining, with door out to the front.

Location

Bridge village is situated in the Nailbourne Valley with amenities including a post office, a convenience store, two public houses, a health centre, dental surgery and primary school. Nearby historic Canterbury is a vibrant and cosmopolitan destination, with a thriving city centre offering a wide array of stores alongside a diverse mix of independent retailers, cafés and restaurants. The city also offers an excellent selection of leisure and recreational amenities, including the Kingsmead Leisure Centre and the Marlowe Theatre, whilst well-regarded education is provided at King's School, St Edmund's School and the Langton Grammar Schools.

Canterbury offers regular rail services to London Victoria, Charing Cross and Cannon Street and the High-Speed service connects with London St Pancras from Canterbury West station in just under an hour. The Port of Dover and the Channel Tunnel at Folkestone are both within easy reach for regular services to the Continent, whilst the A2/M2 motorway provides good access to London and the wider motorway network.













The Shambles, High Street, Bridge, Kent
 Main House internal area 2,024 sq ft (188 sq m)
 Garage internal area 376 sq ft (35 sq m)
 Office internal area 145 sq ft (13 sq m)
 Swimming Pool internal area 315 sq ft (29 sq m)
 Total internal area 2,860 sq ft (266 sq m)
 For identification purposes only.



The position & size of doors, windows, appliances and other features are approximate only.

□ □ □ □ Denotes restricted head height

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Directions

What3Words///crop.senders.elite brings you to the access road.

General

Local Authority: Canterbury City Council
Services: All mains services; gas central heating
Council Tax: Band F
Tenure: Freehold
Guide Price: £750,000

Canterbury

2 St Margaret's Street, Canterbury, Kent CT1 2SL

01227 473700

canterbury@struttandparker.com
 struttandparker.com

@struttandparker

/struttandparker

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