



49 High Street, Hythe, Kent CT21 5AD



19 BLOOMFIELD GARDENS, MARTELLO LAKES, HYTHE

£409,995 Freehold

Situated on an exclusive development arranged around a tranquil fishing lake, approximately 2 miles to the west of Hythe, this beautifully appointed 4 bedroom semi detached house offers spacious accommodation designed to compliment a modern lifestyle with a high specification finish. 2 parking spaces. EPC B



19 Bloomfield Gardens, Hythe CT21 4FY

Entrance Hall, Sitting Room, Kitchen/Dining Room, Cloakroom, Four Bedrooms (One En-Suite), Bathroom, Two Parking Spaces, Gardens to Front and Rear

DESCRIPTION

A stunning semi detached home offering generous, beautifully balanced accommodation designed for contemporary living. Newly constructed by the highly regarded Linden Homes, the property has been finished to an exacting standard in a sleek, modern style, with energy efficiency at its core, and comes with the reassurance of a Ten Year Buildmark Warranty.

Extending to approximately 1,151 sq ft, the accommodation is particularly well-proportioned. A welcoming entrance hall leads to the impressive dual aspect sitting room, bathed in natural light from doors opening to the garden. The lovely kitchen/dining room forms the true heart of the home complete with integrated appliances. A cloakroom completes the ground floor. Upstairs are three generously sized bedrooms, two with built-in wardrobes, and a well appointed bathroom. The fourth principal bedroom is on the second floor, also with built-in wardrobes and benefits from a stylish en-suite shower room.

The property enjoys both front and rear gardens, with the rear garden providing a delightful setting for alfresco dining and relaxation. From here, there is access to the two allocated parking spaces with EV charging point.

SITUATION

Martello Lakes is a highly regarded development located approximately two miles west of Hythe, set around a picturesque fishing lake and designed to offer both tranquillity and excellent accessibility. Nearby Hythe provides a vibrant High Street with an eclectic mix of boutique shops, restaurants, cafés and public houses, as well as three major supermarkets: Waitrose, Sainsbury's and Aldi.

The area offers a wide range of sports and leisure amenities, including tennis, bowls, cricket, water sports and squash clubs, together with the Hotel Imperial Leisure Complex and two golf courses. Scenic countryside walks are close at hand, whether along the Royal Military Canal or Hythe's unspoilt seafront, known for its Victorian promenade and long stretches of natural shingle beach.

Education in the area is strong, with excellent primary schools including Palmarsh Primary School (approximately 1 mile away). Additional schooling options are available in the wider area, including highly regarded boys' and girls' grammar schools in Folkestone, around 7 miles away.

Transport links are excellent. Regular bus services run along the A259, while the M20 (Junction 11) is approximately 4 miles distant. The Eurotunnel Terminal is around 8 miles away, and Sandling's mainline railway station (approximately 3.5 miles) offers convenient access to London and beyond. High-speed services to London St Pancras are available from Ashford International Station, with a journey time of approximately 37 minutes.



The accommodation comprises:

ENTRANCE HALL

Entered via a composite timber effect panelled and double glazed door, timber effect flooring, radiator, doors to:

SITTING ROOM

Double glazed casement doors opening to and overlooking the rear garden, double glazed window to rear, radiator, access to understairs storage cupboard.

KITCHEN/DINING ROOM

Well fitted with a comprehensive range of base cupboard and drawer units in a contemporary Shaker style incorporating integrated Bosch dishwasher and washing machine, square-edged worktops under mounted with deep stainless steel one and a half bowl sink and drainer with mixer tap and inset with five burner Bosch gas hob with quartz upstand and stainless steel and illuminated extractor hood above, coordinating wall cupboards, one of which houses the Ideal Logic gas-fired combination boiler, integrated Bosch fridge and freezer, recessed lighting, double glazed window to front, radiator.

CLOAKROOM

Close coupled W.C., pedestal washed basin with mixer tap and tiled splash back, timber effect flooring, recessed lighting, obscured double glazed window to side, heated ladder rack towel.

FIRST FLOOR LANDING

Staircase continuing to second floor, access to deep storage cupboard, doors to:

BEDROOM

Built-in wardrobe cupboards, double glazed window to front, radiator.

BEDROOM

Built-in wardrobe, cupboards, double glazed window to rear, radiator.

BEDROOM

Double glazed window to rear, radiator.

BATHROOM

Panelled bath set within a tiled surround, with mixer tap and handheld shower, close coupled W.C., pedestal washbasin with mixer tap, timber effect flooring, localised tiling, recessed lighting, obscured double glazed window to front, heated ladder rack towel rail.

SECOND FLOOR LANDING

Access to deep storage cupboard, door to:

BEDROOM

Built-in wardrobe cupboards concealed by contemporary sliding doors, access to loft space, dormer with double glazed window to front, radiator, door to:

EN-SUITE SHOWER ROOM

Well fitted with a contemporary suite comprising walk-in tiled shower enclosure with thermostatically controlled shower, close coupled W.C., pedestal wash basin with mixer tap, timber effect flooring, tiled walls, recessed lighting, double glazed Velux roof light, heated ladder rack towel rail.

EPC Rating Band B

COUNCIL TAX

Band E approx. £2,944.46 (2025/26)
Folkestone & Hythe District Council.

VIEWING

Strictly by appointment with **LAWRENCE & CO, 01303 266022.**

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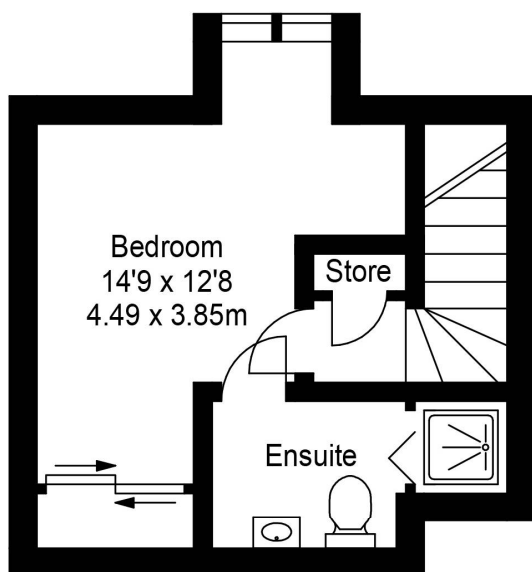






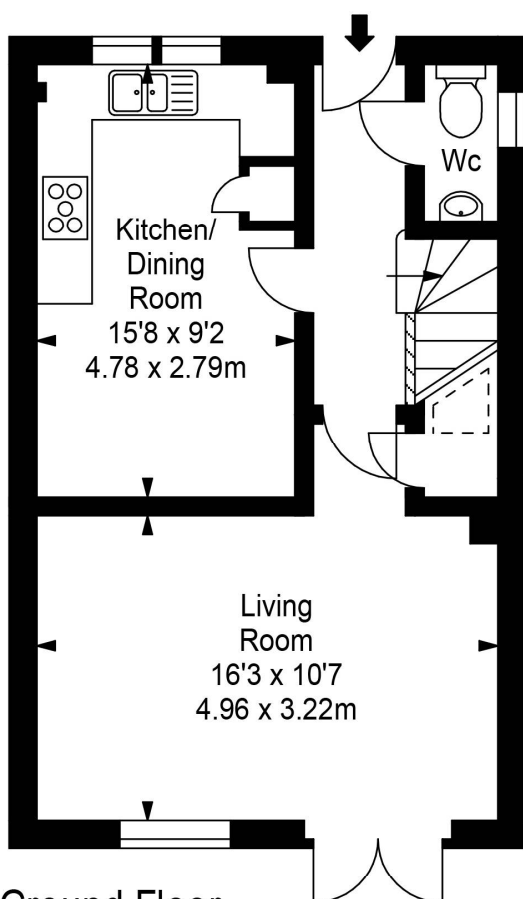
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The Aslin, Martello Lakes, Hythe

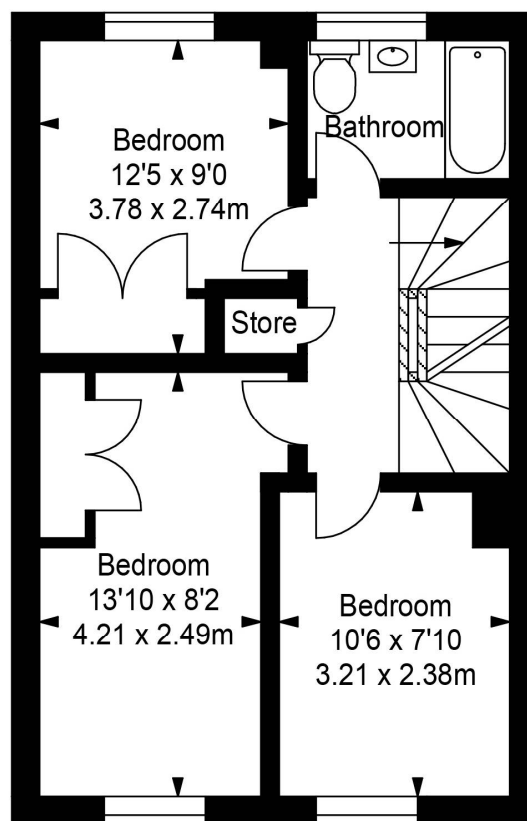


Second Floor

Approximate Gross Internal Area :-
 Ground Floor :- 41.34 sq m / 445 sq ft
 First Floor :- 41.81 sq m / 450 sq ft
 Second Floor :- 23.78 sq m / 256 sq ft
 Total :- 106.93 sq m / 1151 sq ft



Ground Floor



First Floor

Illustration for identification purposes only, measurements are approximate, not to scale.
 floor plan by: www.creativeplanetlk.com