

21 Ivy Lane, Canterbury, Kent, CT1 1TU

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£230,000 Freehold

A charming two bedroom end of terrace cottage situated in a quiet street yet just moments from the hustle and bustle of the City Centre, which is offered for sale with no onward chain.

- Charming Two Bedroom Period Cottage
- Situated In The City Centre
- No Onward Chain
- Period Features
- Courtyard Rear Garden

The accommodation comprises a sitting room with exposed wooden floorboards and a feature open fireplace. A door leads through to the kitchen which is fitted with a range of wall and base units, an integrated oven and hob with spaces for appliances.

The rear lobby leads through to the bathroom which comprises a bath with shower over, w.c and wash hand basin.

Upstairs there are two good size double bedrooms.

Outside, the courtyard garden is mainly paved and is wall and fence enclosed.

Parking is available in the Longport car park next door and permits would be available to purchase from Canterbury City Council.







Ivy Lane is an enviable location, with easy access to the City Centre and its wealth of shops, restaurants, cafés, bars, educational establishments and transport links including to many of the coastal towns and areas of East Kent. Waitrose is just a short walk around the corner from the property. Residents' parking permits are available from Canterbury City Council.

Viewing: By appointment through Finn's, Canterbury. Tel: 01227 454111

Services: Mains gas, electricity, water & drainage.

Council Tax: Band 'C' according to the website of the Valuation Office Agency (www.voa.gov.uk).

Date: These particulars were prepared on 1/7/26 and amended on 15/10/26





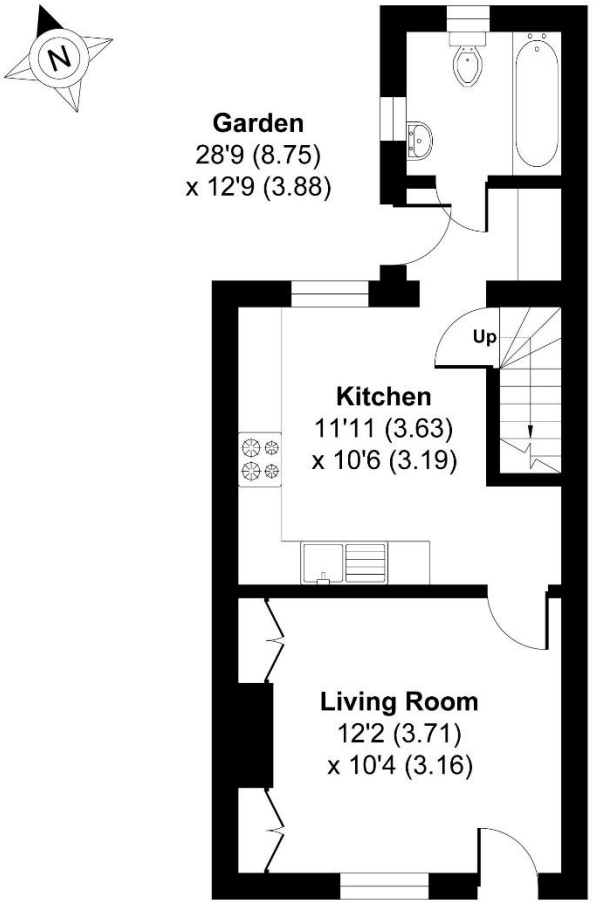




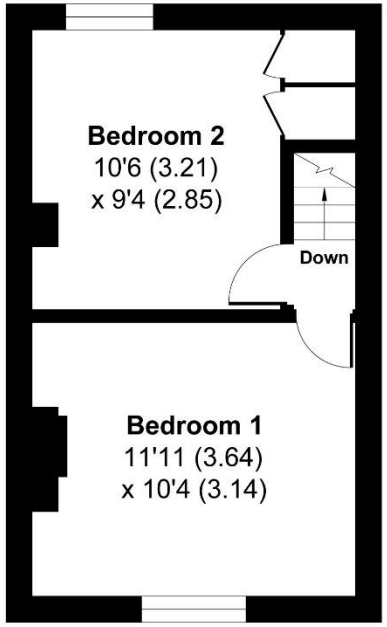
Ivy Lane , Canterbury

Approximate Gross Internal Area = 53.85 sq m / 579.63 sq ft

For identification only - Not to scale



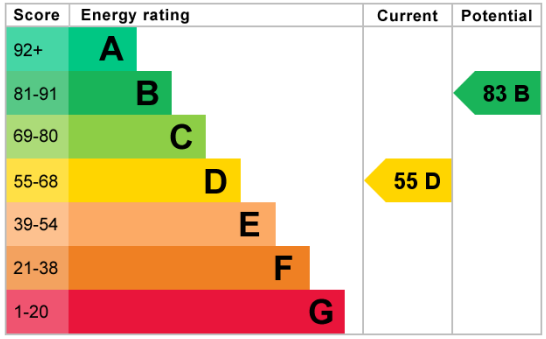
GROUND FLOOR



FIRST FLOOR







Agent's Note: Wherever appliances or services, fixtures or fittings have been mentioned in these particulars they have not been tested by us. Measurements should not be relied upon. Unless specifically referred to above all fitted carpets, curtains, fixtures and fittings and garden outbuildings and ornaments are excluded from the sale. None of the statements in these particulars are to be relied upon as statements or representations of fact. Photographs are for guidance only and do not imply items shown are included in the sale – some aspects may have changed since they were taken. No person in the employment of Finn's has authority to make or give any representation or warranty in relation to this property.

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