



## Price

£450,000

## Freehold

2 x 

1 x 

2 x 

**Eastchurch Road,  
Cliftonville, CT9**



This contemporary Detached Bungalow offers a harmonious blend of style and functionality. The open-plan living area showcases a vaulted ceiling with exposed beams, creating a sense of spaciousness and architectural interest. A skylight floods the space with natural light, enhancing the airy ambiance.

The kitchen is a chef's dream, boasting sleek cabinetry, high-end appliances, and a central island with seating. Pendant lighting adds a touch of sophistication, while the adjoining dining area creates a seamless flow for entertaining, with sliding doors providing access to the rear garden. The garden has been thoughtfully laid out with built-in planters, outdoor power, and a large patio area with a manageable lawn, perfect for young children. Also within the garden is a spacious outbuilding, which houses a large office and gym. Fully insulated, powered, and soundproofed, this versatile space offers the ideal environment for work or relaxation.



Two well-appointed bedrooms provide comfortable retreats. The primary bedroom, measuring 11.0 m<sup>2</sup>, features a rattan pendant light and ample natural light through large windows. Off of the primary bedroom, you'll find a walk-in wardrobe, offering abundant storage space while maintaining a clean, organized, and calming sleeping area. The second bedroom, with built-in storage and delicately finished, is versatile and could serve as a guest room or nursery.

The modern bathroom elevates the living experience, with a striking walk-in shower and a skylight.

Throughout the Bungalow, a neutral colour palette with pops of warm tones creates a cohesive and inviting atmosphere. Hardwood floors, textured walls, and carefully chosen furnishings complete the sophisticated aesthetic of this thoughtfully designed living space.











- EPC Rating - C
- Recently Refurbished
- Single Garage
- Great Order Throughout
- Sought after location
- Detached Bungalow
- Walk-in Wardrobe
- Garden Room
- Close to Seafront












Eastchurch Road,  
Margate, CT9 3HZ



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A	<div>71</div>	<div>84</div>
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO <sub>2</sub> emissions		
England & Wales	EU Directive 2002/91/EC	