



No.3 Dunstall Gardens, St. Marys Bay, Romney Marsh, TN29 0QS

- A Beautifully 3 Bedroom, Detached Home under construction
- Finished with luxury fixtures and fittings throughout
- A comfortable family reception room boasting patio doors
- Situated within close proximity to the sea-front
- Energy performance rating: TBC- Council Tax Band: TBC
- Due for completion August 2025 - Ready to move into!
- Stylish, modern open-plan kitchen/diner
- Laid to lawn rear garden with side access to driveway
- 10 Year New Build Warranty as Standard
- Located in a quiet residential area in St Marys Bay

Offers In The Region Of £425,000



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DESCRIPTION

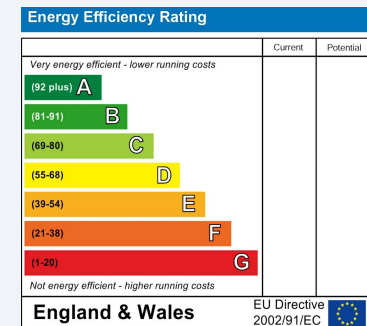
Nestled in the charming locale of Dunstall Gardens, St. Marys Bay, this exquisite three-bedroom detached house is currently under construction, promising a splendid living experience near the picturesque coast and sea-front. Built by a reputable local builder, this property is designed with an emphasis on modern family living. The property boasts high-quality fixtures and fittings throughout and is also available with no onward chain in August, perfect to catch the long summer evenings.

Upon entering, one is greeted by a spacious open-plan kitchen diner, perfect for both casual family meals and entertaining guests. Adjacent to this, a comfortable family lounge provides a welcoming space to relax and unwind. The thoughtful layout ensures that both areas are bathed in natural light, creating a warm and inviting atmosphere. Complimenting the ground floor will be a handy downstairs W/C. The stairs rise from the entrance hall, upstairs, the home features three generous bedrooms, each designed with comfort in mind. The principal bedroom benefits from a modern en-suite shower room, offering a private retreat, while a stylish family bathroom serves the remaining bedrooms, showcasing contemporary design and functionality. Both bedrooms 2 & 3 will be ample rooms, ideal for a growing family.

Surrounding the property is a small yet well-maintained plot, providing a manageable outdoor space that is easy to care for. Additionally, off-street parking for two vehicles adds to the convenience of this delightful home. This property is an ideal choice for families or individuals seeking a blend of modern living and coastal charm. With its prime location and luxurious features, it presents a wonderful opportunity to create lasting memories in a beautiful setting.

ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

Viewings

Please contact hythe@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.



156a High Street, Hythe, CT21 5JU
Tel: 01303 261557 Email: hythe@hunters.com <https://www.hunters.com>

