



77 Albany Drive, Herne Bay, Kent, CT6 8PX



Modern style 2/ 3 bedroom detached bungalow located on the popular west side of town on the main bus route and within reasonable walking distance of the local shops, within easy access to the main line Railway Station ,Sea Front & Town Centre by car .Gas central heating, Double glazing The property could now benefit from updating internally .Ideal for retirement with an easy to maintain rear garden . The garage could be converted into another reception room if desired .NO ONWARD CHAIN

Offers In The Region Of £400,000 Freehold



L shaped Entrance Hall

Power points, access to roof space, airing cupboard with hot tank, immersion heater , programmer , door to Integral Garage

Lounge (Front)

15'5" x 12'0" (4.7m x 3.68m)

Radiator, power points ,tv point

Side Bedroom

8'9" x 7'10" (2.68m x 2.4m)

Radiator, power points

Side Bedroom

8'10" x 8'5" (2.70m x 2.57m)

Radiator, power points

Back Bedroom

11'1" max depth x 10'7" wide (3.38m max depth x 3.25m wide)

Radiator ,power points

Shower /wc

6'6" max width x 6'1" (2m max width x 1.86m)

Shower cubicle, pedestal washbasin, low level wc suite , radiator, tiling, extractor unit, shaver & light unit .

Kitchen

9'3" max x 8'11" max (2.84m max x 2.72m max)

Base units , wall cupboards , sink unit, gas hob ,electric oven, recess for fridge /freezer , radiator, power points , tiled floor , door to garden

Integral Garage

16'2" x 7'10" wide (4.95m x 2.4m wide)

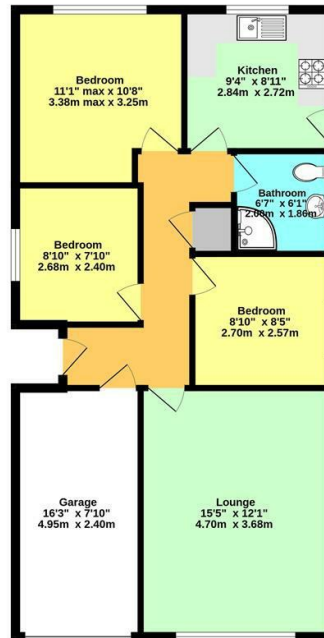
Up and Over door , gas boiler for central heating and hot water ,power points

Rear Garden ,westerly aspect

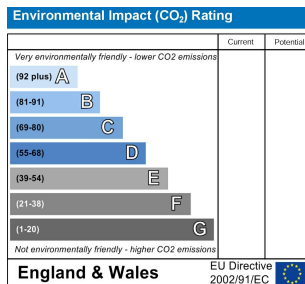
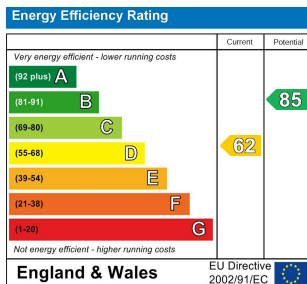
Small but compact /enclosed garden area mainly lawned . Side gate

Front garden

Drive way for car leading to Garage.



While every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metreplan 12/2014



Note:

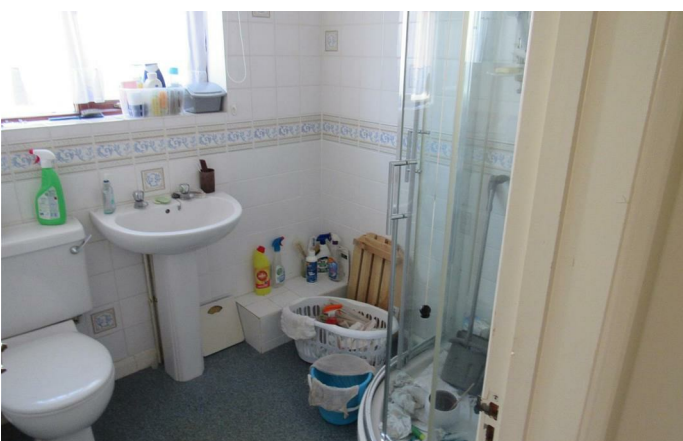
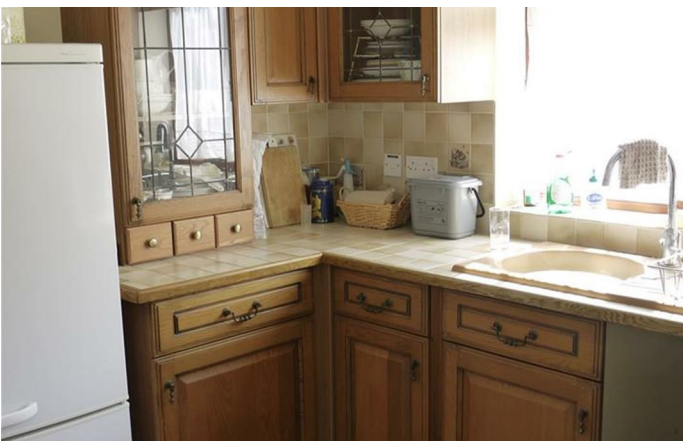
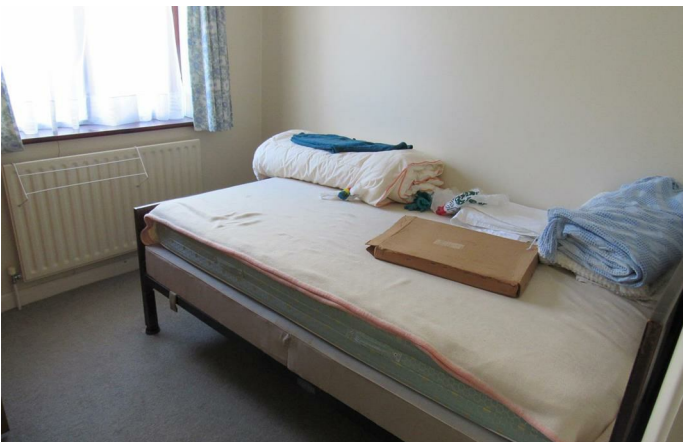
We have not tested the heating system, electrical appliances or the electric, gas and plumbing systems.

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WILBEE & SON



01227 374010

property@wilbeeandson.co.uk

