



7 Gann Road, Whitstable, CT5 2EQ
£400,000



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Zest Homes is pleased to present this immaculate semi-detached property, located on Gann Road in Whitstable, for sale. The house boasts two spacious and naturally lit double bedrooms, one of which features a walk-in closet. It offers one large bathroom with a heated towel rail and a separate shower and bath.

The property provides two reception rooms, the first of which showcases a charming fireplace. The modern kitchen, bathed in natural light, is equipped with fitted units, further enhancing the property's appeal. In addition, there is a utility room, adding to this home's functionality.

Outside, the property enjoys a low-maintenance garden, a unique feature that adds value to this home. The house is popular, bolstered by the convenience of public transport links, proximity to schools, and local amenities close at hand.

The semi-detached property possesses an EPC rating of 'E' and falls within council tax band 'B'. With its blend of comfort, convenience, and modern features, this house could be a perfect fit for those seeking a well-maintained, ready-to-move-in property. Its unique features and ideal location make this a highly desirable property with much to offer.

Description

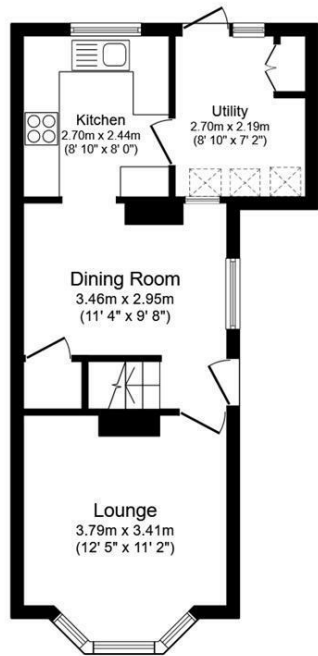
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2. All measurements stated on our details and floorplans are approximate and as such can not be relied upon and do not form part of any contracts.
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6. It is the responsibility of the buyer to obtain verification of the legal title of the property via their solicitor.

For a free no, obligation valuation of your property, please contact the number quoted on the property brochure.

Situation

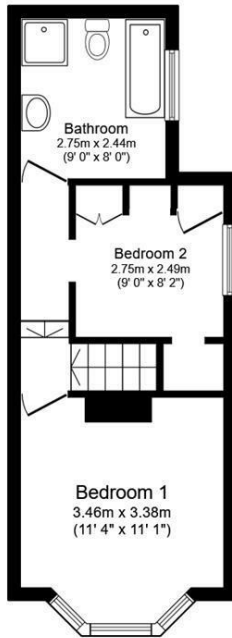
Beyond the property itself, Whitstable offers a wealth of amenities and attractions. Known for its stunning coastline, vibrant arts scene, and quaint independent shops, this town embodies the idyllic seaside lifestyle. From charming cafes and restaurants to picturesque walks along the beach, there is always something to explore and enjoy in Whitstable. The town's working harbor, lined with colorful fishing boats, is a testament to its deep-rooted connection to the sea. Visitors can explore the bustling Whitstable Harbour Village, where they can indulge in fresh seafood, artisanal crafts, and a lively atmosphere.





Ground Floor

Floor area 37.2 m² (401 sq.ft.)

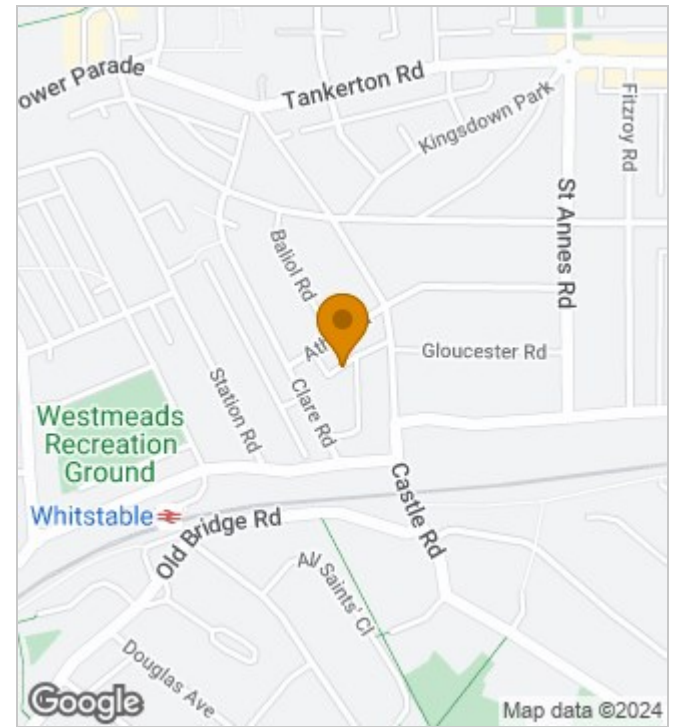


First Floor

Floor area 30.9 m² (333 sq.ft.)

TOTAL: 68.1 m² (733 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(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	

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www.zesthomes.uk

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