

KE



1 Cross Street, Herne Bay, Kent, CT6 8NN

£275,000

- Three Bedroom End Of Terrace House
- Open Plan Kitchen/Diner
- Outbuilding in Garden
- Close To Train Station

1 Cross Street, Herne Bay CT6 8NN

Nestled in the charming area of Cross Street, Herne Bay, this delightful three-bedroom end of terrace house presents an excellent opportunity for families and professionals alike. Recently updated, the property boasts a brand new kitchen and stylish flooring throughout the downstairs, creating a modern and inviting atmosphere.

The well-proportioned living spaces are perfect for both relaxation and entertaining, ensuring that you feel right at home from the moment you step inside. The three bedrooms offer ample space for rest and personalisation, making it an ideal setting for family life or a comfortable retreat.

Convenience is a key feature of this property, as it is situated close to the train station and is well-served by local bus routes, providing easy access to nearby towns and cities. This makes commuting a breeze, whether for work or leisure.

The rear garden includes a useful outbuilding, which can serve a variety of purposes, from a home office to a workshop or additional storage space. This added feature enhances the property's appeal, offering flexibility to suit your lifestyle needs.

In summary, this lovely home on Cross Street combines modern updates with practical amenities, all in a location that is both convenient and welcoming. It is a wonderful opportunity for anyone looking to settle in the vibrant community of Herne Bay.



Council Tax Band: B



GROUND FLOOR

Porch

Lounge

Dining Room

Kitchen

FIRST FLOOR

Landing

Bedroom One

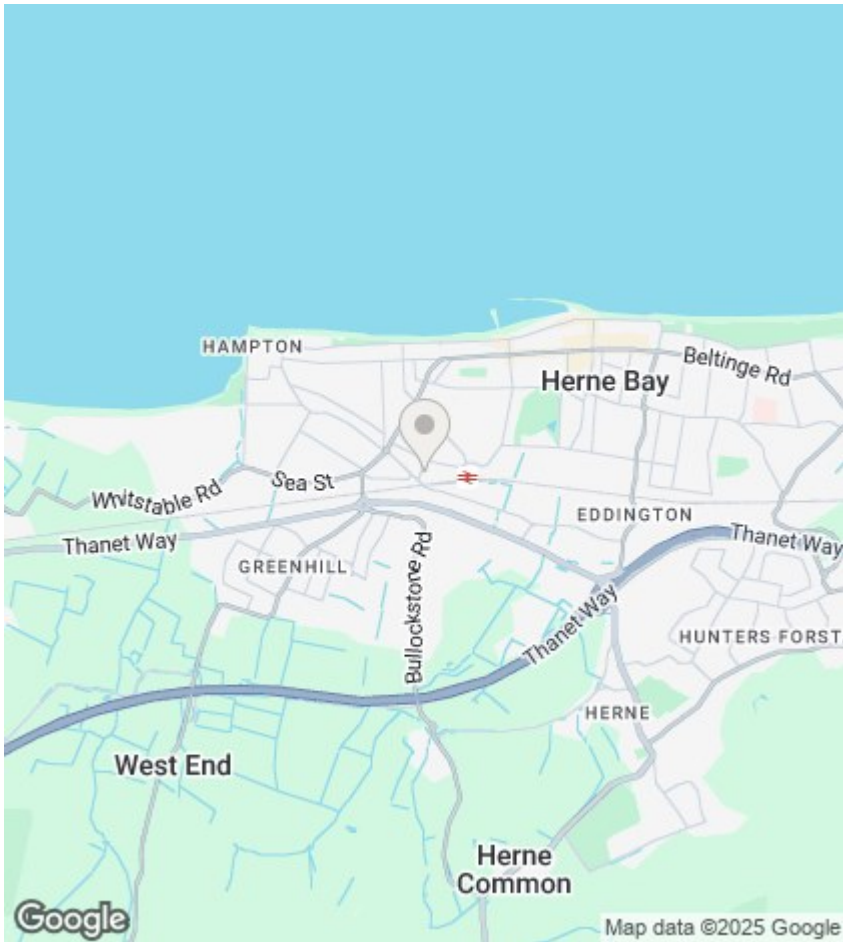
Bedroom Two

Bedroom Three

Bathroom

OUTSIDE

COUNCIL TAX BAND B



Viewings

Viewings by arrangement only. Call 01227 389 998 to make an appointment.

EPC Rating:

D

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		78
(55-68) D	62	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



TOTAL APPROX. FLOOR AREA 73.5 SQ.M. (792 SQ.FT.)
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