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Heath Grove, Herne Bay, CT6 5FA

£75,250

2 BEDROOMS | 1 BATHROOM | 1 RECEPTION

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KEY FEATURES

- Ground Floor Apartment
- Two Double Bedrooms
- Allocated Parking
- Open Plan Living
- Modern Throughout
- Long Lease
- Close To Seafront
- 35% Shared Ownership

TENURE	Leasehold
COUNCIL TAX	Band B
EPC RATING	B (83)











About this home

Situated on Heath Grove, within the attractive new Redrow development on the site of the former Herne Bay Golf Club, this beautifully presented two double bedroom ground floor apartment offers stylish, modern living in a popular residential location. The property is offered for sale on a shared ownership basis, with the asking price representing a 35% share of ownership, providing an excellent opportunity for buyers looking to take their first step onto the property ladder. Finished to a high standard throughout, the property provides bright and well-proportioned accommodation, making it an ideal choice for first-time buyers, those looking to downsize or anyone seeking a modern, low-maintenance home.

The heart of the apartment is the impressive open-plan lounge, kitchen and dining area, positioned to the rear of the property.

This spacious and versatile living space is perfect for both relaxing and entertaining, with a large window allowing plenty of natural light to flood the room. The contemporary kitchen complements the modern feel of the apartment, whilst the open-plan layout provides ample space for comfortable seating and dining furniture.

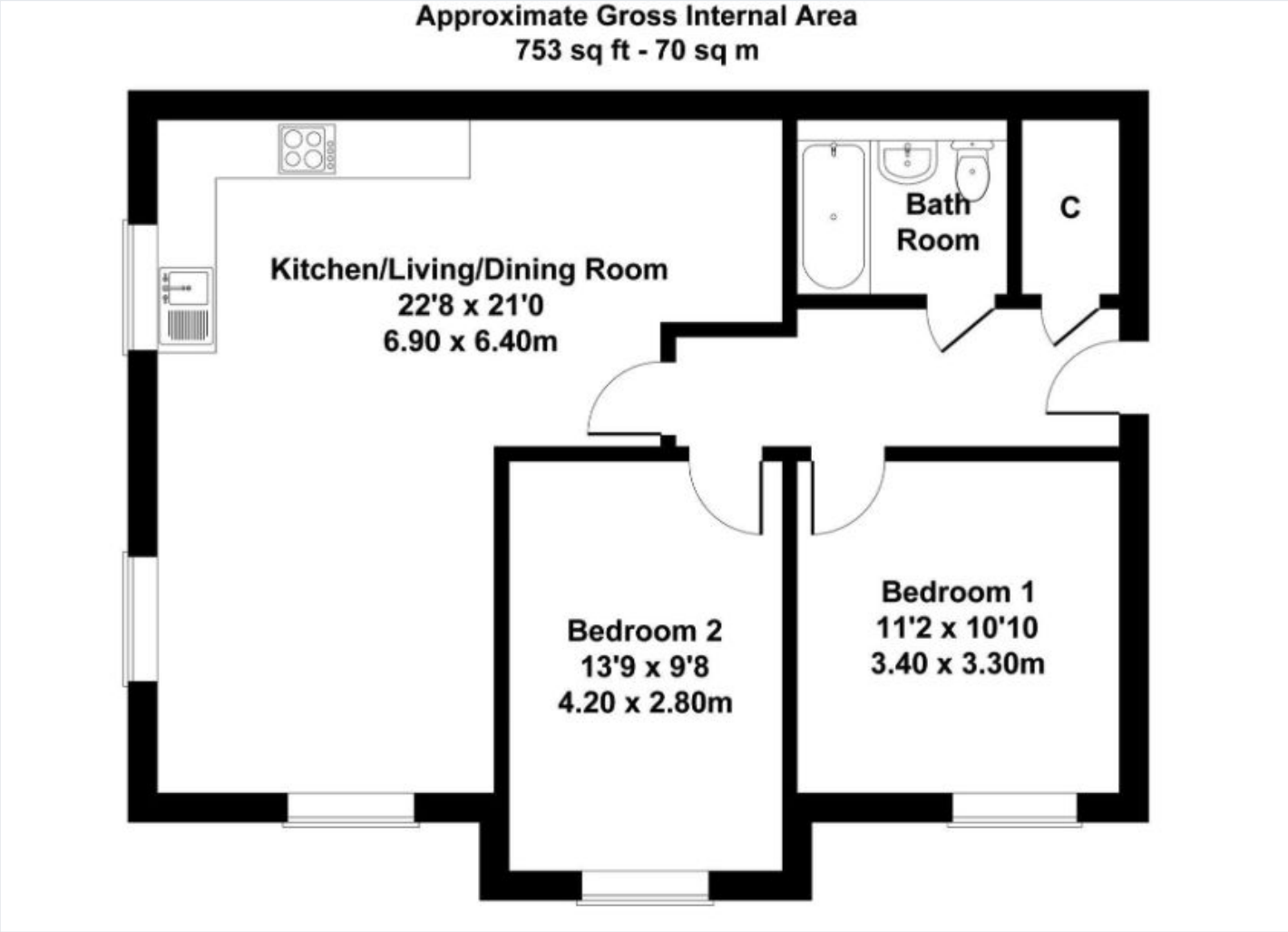
The accommodation also benefits from two generously sized double bedrooms, both offering plenty of flexibility for bedroom furniture, with the second bedroom also lending itself perfectly to use as a home office or guest room if required. A modern family bathroom completes the internal accommodation, continuing the stylish finish found throughout the property.

Outside, the apartment benefits from an allocated parking space, providing convenient off-road parking.

Heath Grove is conveniently positioned for access to a range of local amenities, including shops, supermarkets and schools, whilst Herne Bay town centre and seafront are within easy reach. The town offers a wonderful selection of independent shops, cafés, restaurants and leisure facilities, together with its attractive promenade, popular pier and beaches. For those needing to commute, Herne Bay railway station provides services towards London, whilst the nearby Thanet Way offers convenient road links to Canterbury, Whitstable and the wider motorway network.

With its modern finish, spacious accommodation and convenient location, this lovely apartment offers an excellent opportunity to enjoy comfortable coastal living through a 35% shared ownership purchase.

Lease We understand from the seller(s) the lease is for 125 years from 2018. We understand from the seller(s) the ground rent is TBA and the maintenance is 550 Per Annum.



Key information

APPROX. FLOOR AREA
753 sq ft (70 sq m)

EPC RATING
B (83)

COUNCIL TAX
Band B

TENURE
Leasehold

See it online

Scan to see photos, floorplans and more online.

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Important notice: these particulars are a general guide only and do not form part of any offer or contract. Descriptions, measurements, floor areas and floorplans are approximate and for illustration only, and should not be relied upon as statements of fact. Services, systems and appliances have not been tested and no guarantee is given as to their condition or working order. Fixtures and fittings are only included if mentioned. Buyers should make their own enquiries and inspection before proceeding.