

KE



124 Greenhill Road, Greenhill, Herne Bay, CT6 7RR

£270,000

- Chain-free three-bedroom home in the popular Greenhill area of Herne Bay
- In need of renovation, offering excellent potential to modernise and add value
- Conveniently located close to shops, primary schools, and sought-after Herne Bay High School
- Opportunity to extend, subject to the necessary planning permissions and consents

124 Greenhill Road, Herne Bay CT6 7RR

A fantastic opportunity to create your ideal home! This chain-free three-bedroom property is situated in the popular Greenhill area of Herne Bay, within easy reach of local shops, primary schools and the highly sought-after Herne Bay High School.

In need of modernisation, the property offers a genuine blank canvas for buyers looking to put their own stamp on a home and unlock its full potential. Whether you're a first-time buyer, growing family or investor, there is plenty of scope to improve, modernise and add value.

Outside, the property benefits from a front garden with off-road parking, while to the rear is a private enclosed garden offering a great space for entertaining, children or simply enjoying the outdoors.



Council Tax Band:



GROUND FLOOR

Lounge

Dining Room

Kitchen

FIRST FLOOR

Bedroom One

Bedroom Two

Bedroom Three

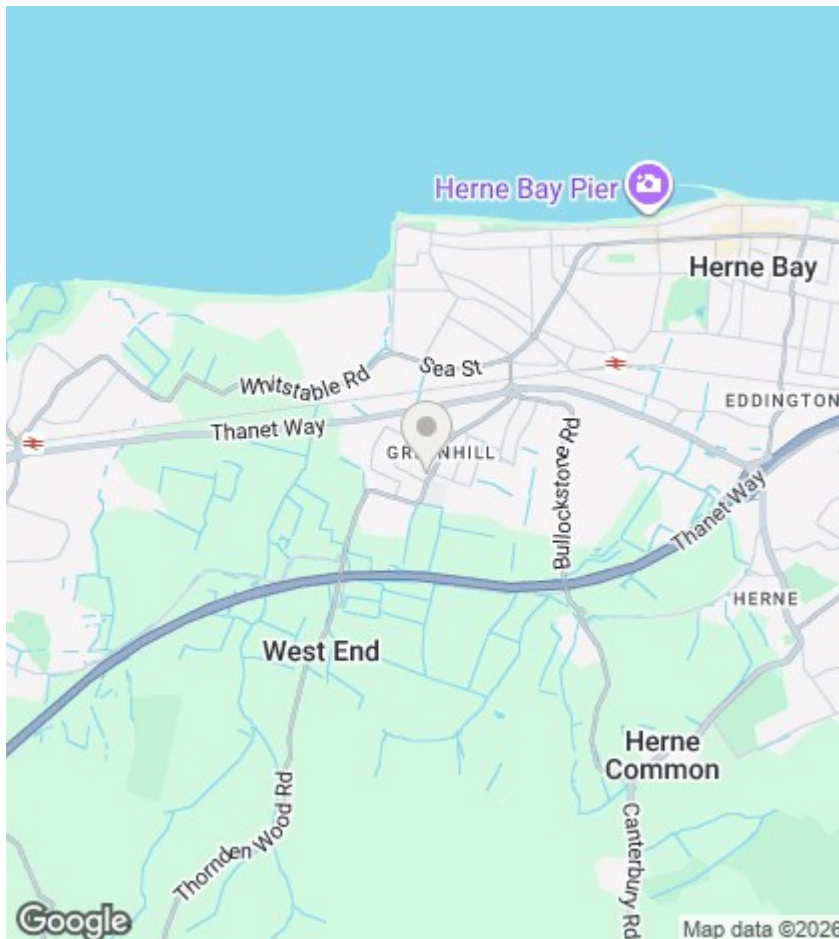
Bathroom

OUTSIDE

Enclosed Rear Garden

Open Plan Frontage

Driveway Providing Parking



Viewings

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

EPC Rating:

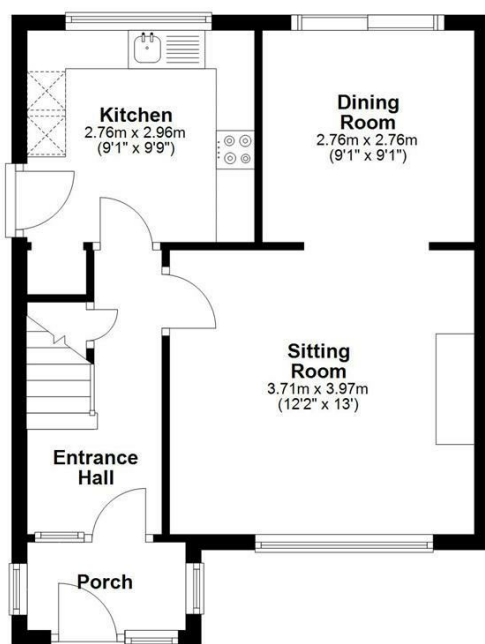
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		75
(55-68) D	62	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC



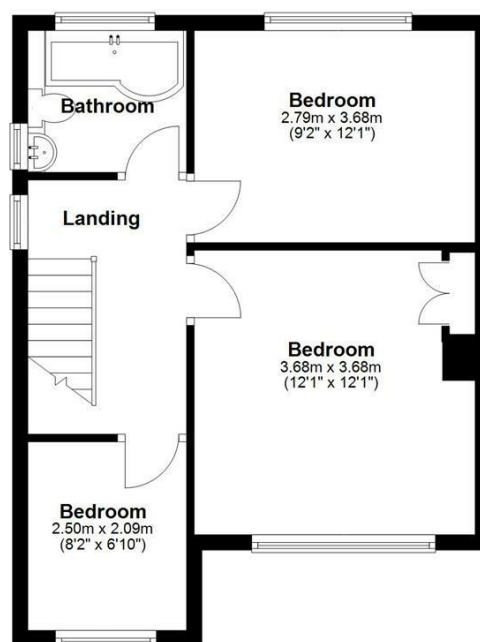
Ground Floor

Approx. 40.9 sq. metres (440.1 sq. feet)



First Floor

Approx. 41.1 sq. metres (442.9 sq. feet)



Total area: approx. 82.0 sq. metres (882.9 sq. feet)