KE







41 Malvern Park, Herne Bay, Kent, CT6 6LW

Offers In Excess Of £325,000

- Three Bed Semi Detached Family Home
- Desirable Location in Beltinge Village
- Garage and Driveway
- Vacant Possession/No Onward Chain
- Good Size Rear Garden with Side Access

106 High Street, Herne Bay, Kent, CT6 5LE
01227 389 998

info@kimberestates.co.uk
kimberestates.co.uk

41 Malvern Park, Herne Bay CT6 6LW

Located in Malvern Park, Beltinge, this delightful semi-detached family home offers a perfect blend of comfort and convenience. With three well-proportioned bedrooms, this property is ideal for families seeking a peaceful retreat.

Upon entering, you will find a welcoming reception room that provides a warm and inviting space for relaxation and entertaining. , offering ample facilities for family living with a well designed kitchen. The layout is thoughtfully designed to maximise space and functionality, making it a practical choice for modern lifestyles.

One of the standout features of this property is its location in a quiet cul-de-sac, providing a serene environment while still being close to local amenities. The home also benefits from a garage and a driveway, offering parking for two vehicles, which is a significant advantage in this area.

With vacant possession and no onward chain, this property presents a rare opportunity for prospective buyers to move in without delay. Whether you are a first-time buyer or looking to upsize, this three-bedroom semi-detached house is a fantastic option in a sought-after location. Don't miss the chance to make this lovely home your own.

3 1 1 C

Council Tax Band: C





GROUND FLOOR

Hallway
Double glazed front door, cupboard under stairs

Lounge/Diner
23'7' x 12'3' narr 9'11'
Double glazed window to front, double glazed doors to garden

Kitchen/Breakfast Room
11'10' x 9'3'
Double glazed window and door to garden, ceramic sink and drainer with cupboards and draws under, integral double oven, electric hob, microwave, fridge/freezer x 2, washing machine, breakfast bar

Landing
Double glazed window to side, cupboard housing boiler

FIRST FLOOR

Bedroom One
12'1' x 9'7'
Double glazed window to rear

En Suite
Shower cubicle, wash hand basin, low level wc

Bedroom Two
11'3 x 9'5'
Double glazed window to front

Bedroom Three
8'8' x 7'8'
Double glazed window to front

Bathroom
Double glazed window to rear, panelled bath, pedestal wash hand basin, low level wc

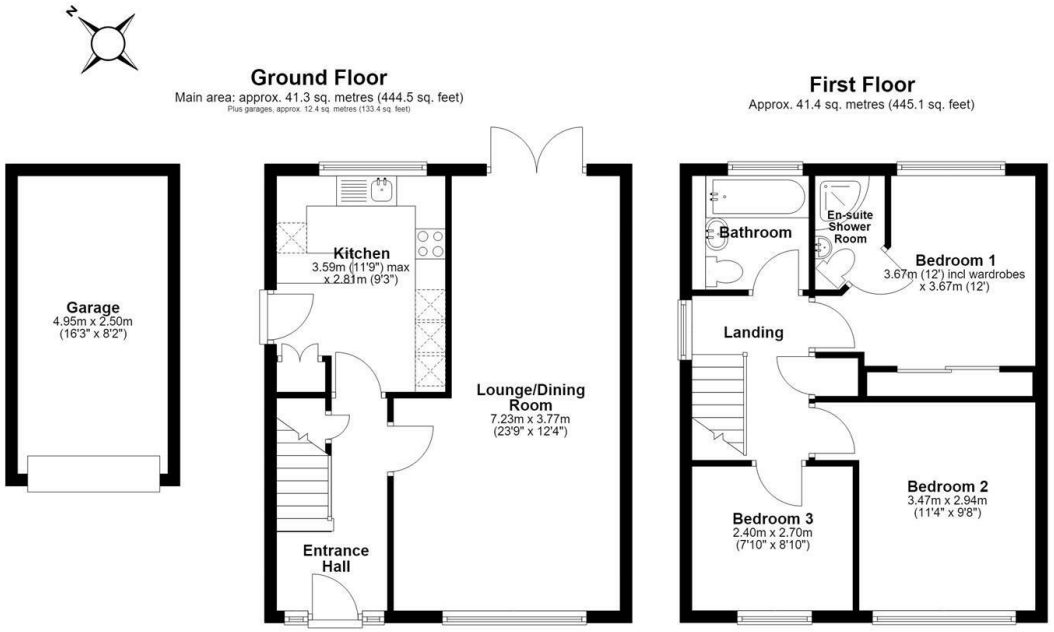
OUTSIDE

Front Garden
Laid to lawn with block paved driveway

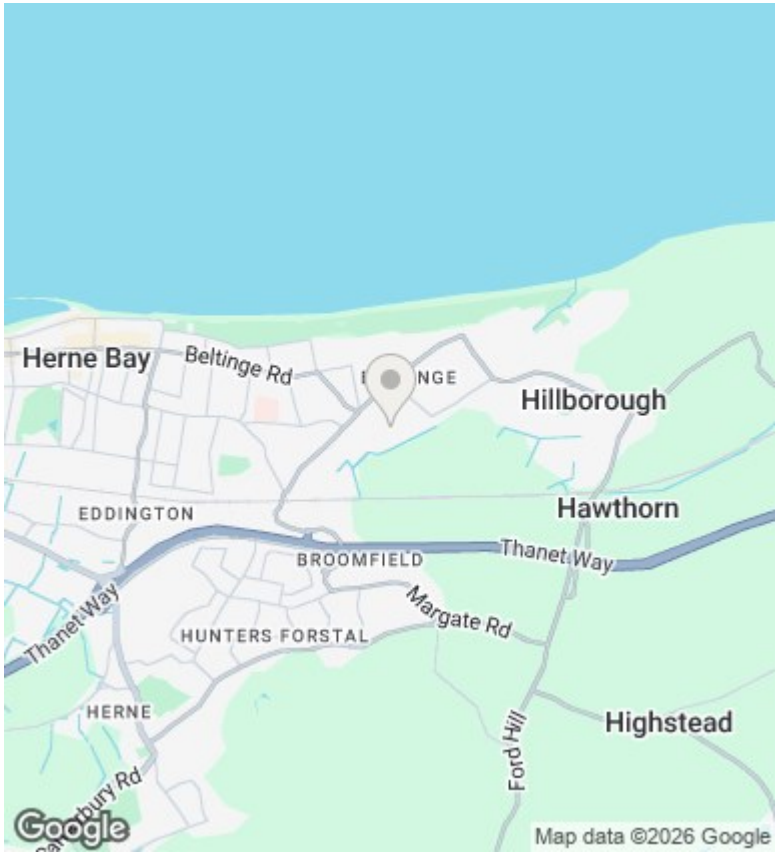
Garage
Up and over door

Rear Garden
Laid to lawn, mature shrub and bushes, side access

COUNCIL TAX BAND C



Main area: Approx. 82.7 sq. metres (889.6 sq. feet)
Plus garages, approx. 12.4 sq. metres (133.4 sq. feet)

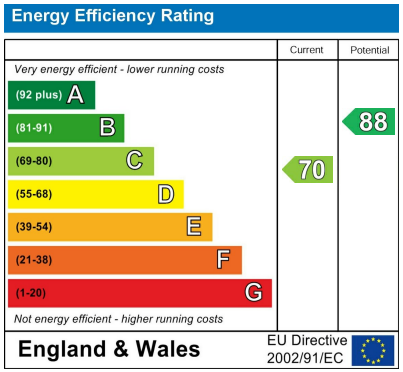


Viewings

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

Council Tax Band

C



106 High Street, Herne Bay, Kent, CT6 5LE
01227 389 998

info@kimberestates.co.uk
kimberestates.co.uk