



Clifftown Gardens, Herne Bay, CT6 8DE

£315,000

3 BEDROOMS | 1 BATHROOM | 1 RECEPTION

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KEY FEATURES

- End Terrace House
- Three Bedrooms
- Garage & Off Road Parking
- Close To Seafront
- Well Presented Throughout
- Downstairs Cloakroom
- Double Glazing
- Modern Bathroom

TENURE Freehold

COUNCIL TAX Band C

EPC RATING D (65)





About this home

Situated in the popular Hampton area of Herne Bay and just a short stroll from the seafront, this well presented three bedroom end terrace home is ready to move straight into and would make an ideal family home or coastal retreat.

The accommodation is thoughtfully laid out and begins with a welcoming entrance hall featuring attractive parquet flooring and a useful understairs storage cupboard. To the rear of the property is a spacious lounge with double doors opening onto the rear garden, creating an ideal space for both relaxing and entertaining. The kitchen is also positioned to the rear and offers space for a small dining table and chairs, along with direct access to the garden.

Off the hallway is a practical laundry room providing space for a washing machine, tumble dryer and additional storage, whilst a separate WC completes the ground floor accommodation.

Upstairs, there are three bedrooms with the principal bedroom benefitting from a generous layout and a large built-in wardrobe. The second bedroom is another good size double room and also benefits from a large built-in wardrobe. A modern family bathroom completes the first floor.

Externally, the rear garden has been designed for ease of maintenance and enjoyment, featuring both a patio seating area and a decking area, ideal for outdoor dining and entertaining.

To the front, there is ample off-road parking leading to a garage.

Cliff town Gardens is ideally positioned for enjoying everything the local area has to offer. Hampton seafront is nearby and provides pleasant coastal walks, popular cafés and easy access into Herne Bay town centre with its range of independent shops, supermarkets, restaurants and mainline railway station offering links to London. Reculver Country Park and the historic towers are also within easy reach, making this a fantastic location for those who enjoy the outdoors and coastal living.

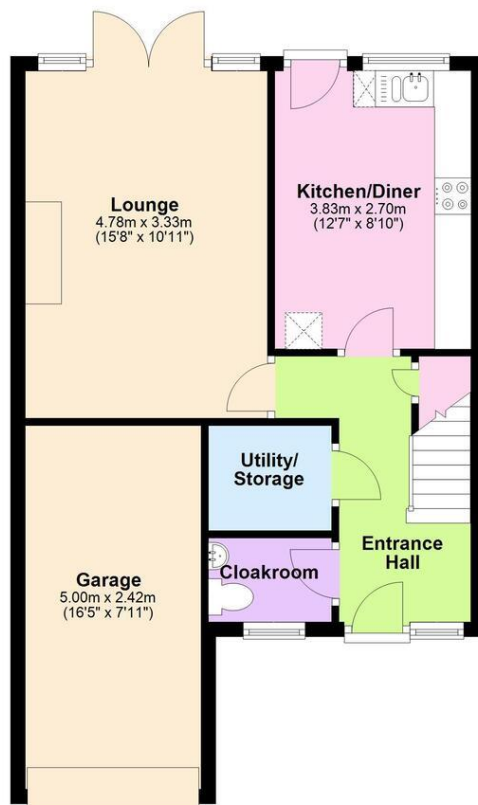




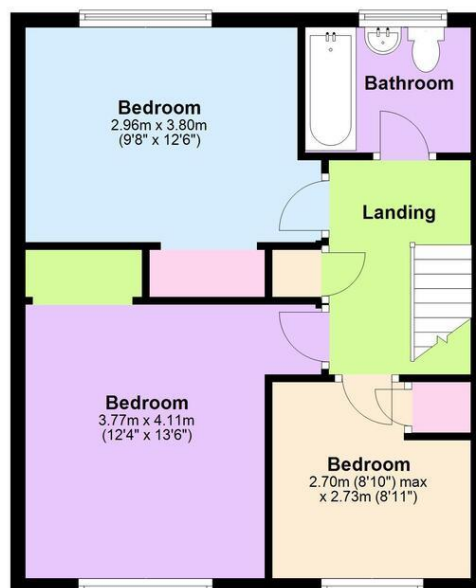




Ground Floor



First Floor



Key information



APPROX. FLOOR AREA
947 sq ft (88 sq m)



EPC RATING
D (65)



COUNCIL TAX
Band C



TENURE
Freehold



Take the 3D tour

Scan to walk through this home online, any time.

davidclarke **dc**

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Arrange a viewing

Call 01227 362248 or email mail@davidclarke.co.uk

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