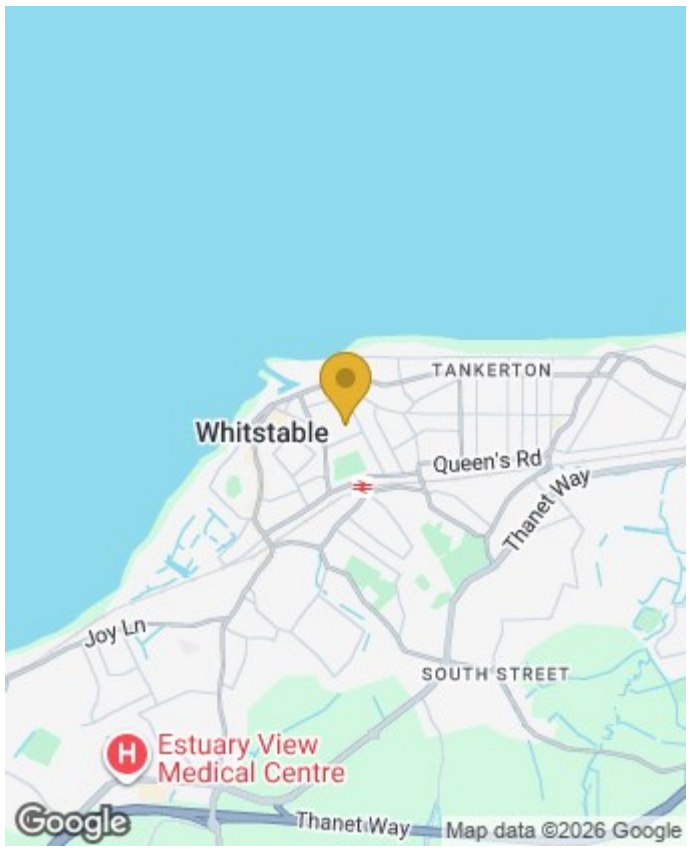
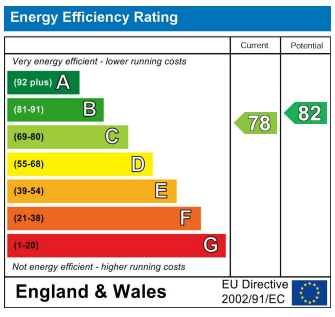
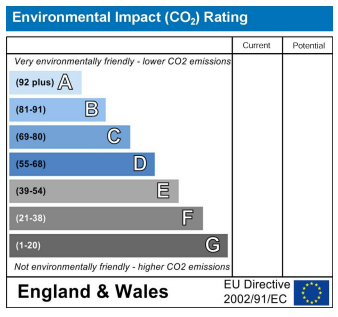
Working for you and with you

15 Quay Court Westmeads Road
Whitstable, CT5 1QZ

Total area: approx. 113.3 sq. metres (1220.1 sq. feet)







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This superb end of terrace home sits in the heart of flourishing Whitstable, offering a wonderfully easy way to enjoy everything this vibrant coastal town has to offer.

Built in 2003/2004, it has been well maintained and thoughtfully upgraded by the current owners.

A welcoming ground floor sitting room sets the tone, while the first floor opens into a bright, airy kitchen/diner, perfect for relaxed family meals, weekend brunches, or gathering friends around the table.

Practical touches make everyday living effortless. A ground floor utility room with access to the garden, along with a cloakroom, means washroom facilities on every floor, adding comfort and convenience throughout the home.

The principal bedroom, complete with en suite, is situated on the first floor with two further bedrooms and a family bathroom occupying the second floor, giving everyone their own space.

As an end terrace there is gated pedestrian access to an attractive courtyard garden, an ideal spot for morning coffee, evening drinks, or simply enjoying the fresh air. A private parking space at the front is another welcome bonus.

The harbour and picturesque beach are just a gentle stroll away, while Whitstable's lively town centre with its independent shops, cafés, and restaurants is easily reached on foot (0.3 miles), making this home perfectly placed for a relaxed coastal lifestyle.

£435,000

GROUND FLOOR

Entrance Hall

Sitting Room
16'3 x 9'5 (4.95m x 2.87m)

Utility Room
9'10 to front cupboard x 6'1 max (3.00m to front cupboard x 1.85m max)

Cloakroom
4'4 max x 4'3 (1.32m max x 1.30m)

FIRST FLOOR

Open Plan Kitchen/Diner
18'1 x 15'8 (5.51m x 4.78m)

Principal Bedroom
10'10 max x 10'1 (3.30m max x 3.07m)

En-Suite

SECOND FLOOR

Bedroom
15'7 x 9'9 (4.75m x 2.97m)

Bedroom
12'3 x 9'2 (3.73m x 2.79m)

Bathroom
9'2 x 5'2 (2.79m x 1.57m)

Courtyard Garden
The courtyard garden has been thoughtfully designed for low-maintenance living, with Indian sandstone paving and established borders adding vibrant greenery to create a beautifully tranquil setting. A dedicated plant watering system is in place for both front and back garden areas and a useful shed provides convenient storage for garden tools, beach equipment, or bicycles.

Tenure
This property is Freehold.

Council Tax Band
Band C : £2,131.55 2026/27
(we respectfully suggest interested parties make their own investigations)

Floorplans & Dimensions
Floorplans are intended to give a general indication of the property layout. Dimensions should not be used for carpet or flooring sizes, appliances or items of furniture.

Adaptations
There are no adaptations to this property.

Location & Lifestyle Amenities
The property is situated just a few minutes' walk from the picturesque seafront, pebble beach and harbour, including the Harbour Market and the South Quay Shed, where you can enjoy a diverse mix of eating, drinking and shopping.

Whitstable's vibrant and fashionable town centre provides a superb selection of independent boutiques, delicatessens and eateries alongside a thriving creative scene with galleries, studios, and regular local events adding to the town's character.

There are excellent opportunities for water sports including sailing, windsurfing, and kitesurfing. Stand-up paddleboarding and kayaking are also popular along the shoreline, offering a more relaxed way to enjoy and explore the coast all contributing to the area's enduring popularity as a coastal destination.

Whitstable railway station (0.2 miles) provides regular mainline services to London Victoria and high-speed connections to London St Pancras International.

The A299 provides convenient access to the A2 and M2 for routes to London and the surrounding areas.

ID Verification
Spiller Brooks Estate Agents are obligated by law to conduct ID verification checks. This is a legal obligation under Anti-Money Laundering Regulations (AML) and all buyers will be required to complete electronic identity verification and provide supporting source of funds documentation. We use a third-party company to carry out these checks. The fee is £27+VAT per person payable once an offer is agreed and before a memorandum of sale is issued. Please note this fee is non-refundable.