CHRISTOPHER HODGSON









Seasalter, Whitstable

£470,000 Freehold

FOR COASTAL, COUNTRY & CITY LIVING

Seasalter, Whitstable

56a Faversham Road, Seasalter, Whitstable, Kent, CT5 4AX

A stylish and contemporary detached family home occupying a desirable position, set back from the road and conveniently situated within easy reach of Seasalter Surgery and Pharmacy, local shops, amenities, bus routes, Seasalter Beach, and Whitstable town centre (1.4 miles).

The generously proportioned accommodation comprises an entrance hall, a spacious living room with a pair of casement doors opening to the garden, a contemporary kitchen, study, cloakroom, and a double bedroom with an en-suite shower room. To the first floor are two further double bedrooms and two bathrooms, including an en-suite shower room to the principal bedroom.

The rear garden has been thoughtfully designed with ease of maintenance in mind and incorporates a versatile garden studio with a kitchen area. Benefiting from independent access via a gravel driveway from Faversham Road, the studio would suit a variety of uses, including a home office, gym, or hobby room. A driveway to the front of the property provides off-street parking.

The property benefits from the remainder of a 10-year structural warranty and is offered for sale with no onward chain.





LOCATION
Faversham Road is in a popular location on the outskirts of Whitstable, an increasingly popular and fashionable town by the sea which enjoys a variety of shopping, educational and leisure amenities including sailing, watersports, birdwatching and walking as well as the seafood restaurants for which it has become renowned. Whitstable mainline railway station offers fast and frequent services to London (Victoria) approximately 80 minutes and the surrounding area. The high speed Javelin service provides access to London (St Pancras) with a journey time of approximately 73 minutes. The A299 is also easily accessible offering access to the A2/M2 linking to the channel ports and subsequent motorway network.

ACCOMMODATION
The accommodation and approximate measurements (taken at maximum points) are:

GROUND FLOOR

- Entrance Hall
- Sitting Room 21'4" x 11'11" (6.50m x 3.63m)
- Kitchen 10'8" x 9'2" (3.25m x 2.79m)
- Study 10'6" x 8'4" (3.19m x 2.53m)
- Bedroom 2 14'6" x 11'11" (4.42m x 3.63m)
- En-Suite Shower Room 5'6" x 4'8" (1.68m x 1.42m)
- Cloakroom 4'8" x 3'6" (1.42m x 1.07m)

FIRST FLOOR

- Bedroom 1 16'4" x 10'8" (4.98m x 3.25m)
- En-Suite Shower Room 8'4" x 3'7" (2.54m x 1.09m)
- Bedroom 3 12'10" x 12'8" (3.92m x 3.87m)
- Bathroom 8'4" x 6'7" (2.54m x 2.01m)

OUTSIDE

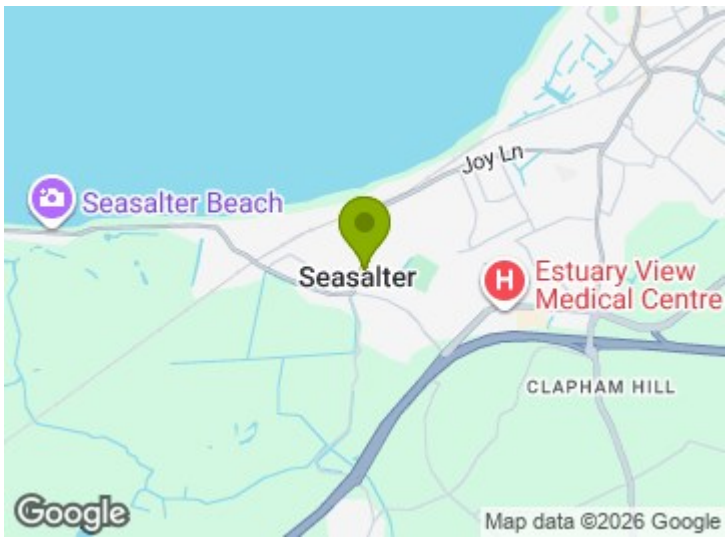
- Rear Garden 40' x 30' (12.19m x 9.14m)
- Garden Studio 24'4" x 18'2" (7.42m x 5.55m)








GUINNESS
EXTRA
STOUT


Joy Ln
Seasalter Beach
Seasalter
Estuary View
Medical Centre
CLAPHAM HILL
Google
Map data ©2026 Google

Ground Floor
Main area: approx. 77.1 sq. metres (829.9 sq. feet)

First Floor
Main area: approx. 51.9 sq. metres (558.6 sq. feet)

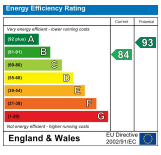
Outbuilding
Main area: approx. 45.3 sq. metres (487.6 sq. feet)



Main area: Approx. 129.0 sq. metres (1388.5 sq. feet)
Plus Outbuilding: Approx. 45.3 sq. metres (487.6 sq. feet)

Council Tax Band E. The amount payable under tax band E for the year 2026/2027 is £2,930.88.

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