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

£270,000

- Three Bedroom Home in the Popular Area
- Conveniently Located Close to Shops, Primary Schools, and Sought-after Herne Bay High School
- In Need of Renovation, offering excellent potential to modernise and add value
- Opportunity to Extend, Subject to the Necessary Planning Permissions and Consents
- No Onward Chain

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

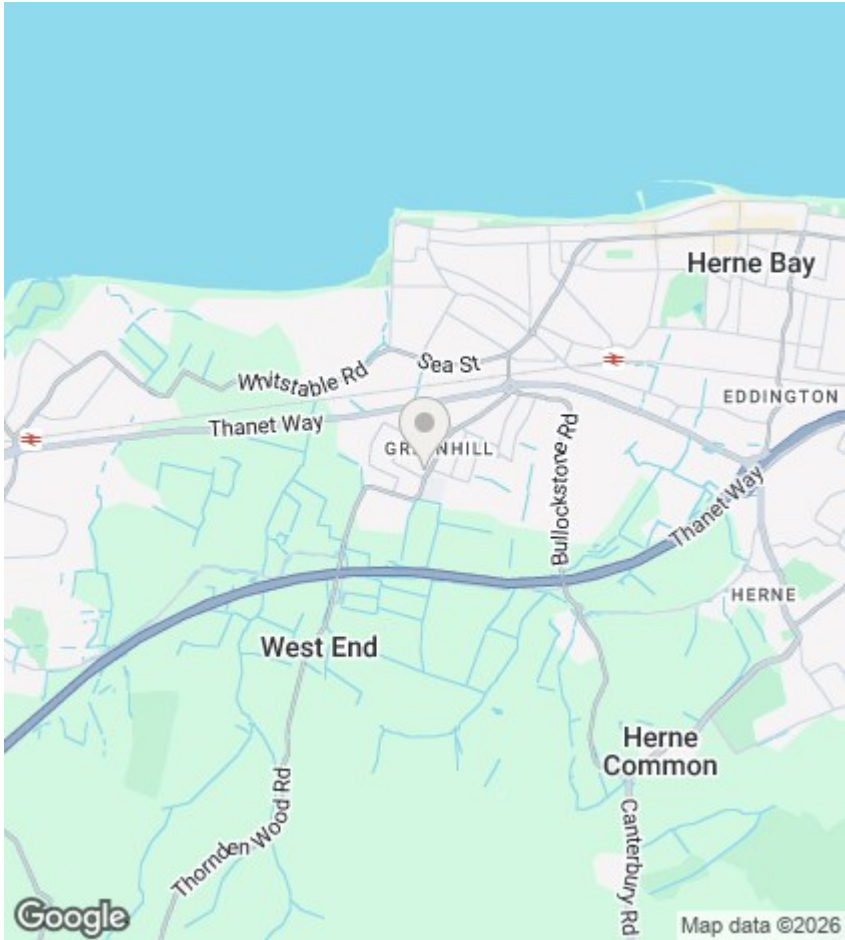
OUTSIDE

Enclosed Rear Garden

Open Plan Frontage

Driveway Providing Parking

COUNCIL TAX BAND C



Viewings

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

EPC Rating:

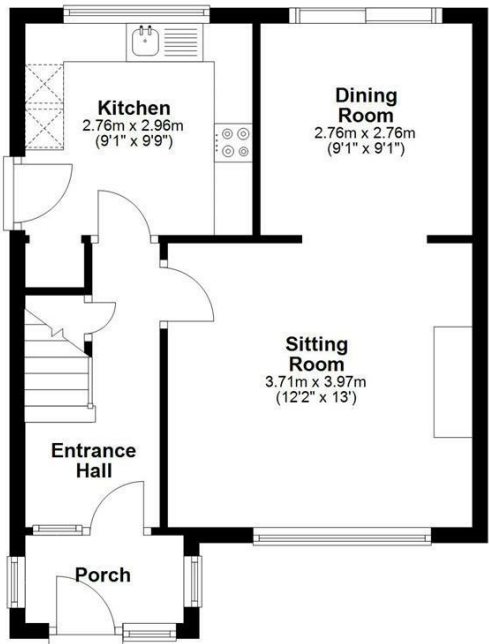
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		75
(55-68) D	62	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive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



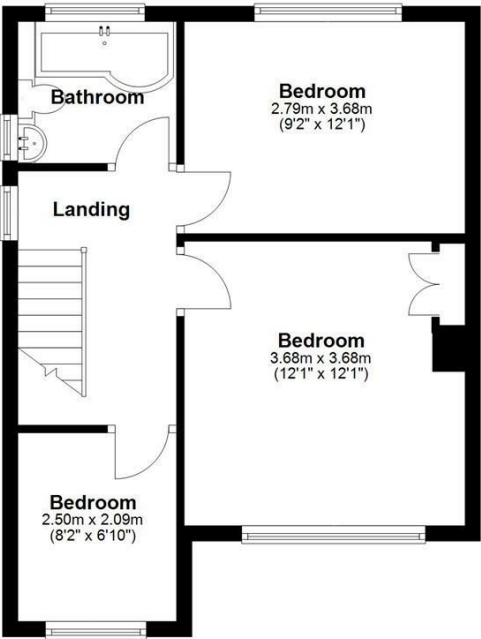
Ground Floor

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)