

KE



19 Hillview Road, Whitstable, CT5 4HX

£475,000

- Three/four bed detached family home
- Desirable location in Whitstable
- Detached garage
- Extended living accommodation
- Double glazed conservatory leading to rear garden

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Located in a sought after Road in Whitstable, Hillview Road, this delightful detached family home offers an ideal blend of comfort and convenience. Boasting three to four spacious bedrooms, this property is perfect for families seeking a welcoming environment. The home has been thoughtfully extended, providing ample living accommodation that caters to modern family life.

One of the standout features of this residence is its proximity to local amenities, allowing residents to enjoy the vibrant community and all it has to offer, all within a short walking distance. Whether it's shops, schools, or recreational facilities, everything you need is just around the corner.

The property also benefits from a double-glazed conservatory, which serves as a lovely space to relax and enjoy the garden views throughout the year. Additionally there is parking and a garage to the rear of the property, providing practical solutions for your vehicles and extra storage.

This home is not just a place to live; it is a sanctuary for families looking to create lasting memories in a sought-after location. With its appealing features and convenient setting, this property is a must-see for anyone looking to settle in the picturesque town of Whitstable.



Council Tax Band:



Hallway

Double glazed window to side, understairs cupboard, boiler

cloakroom

Low flush wc, wash hand basin

Lounge

13'5' x 12'9'

Double glazed window to front

Study/bedroom 4

8'7' x 8'2'

Double glazed window to side

Kitchen

13'6' x 7'9'

Double glazed window to side, double glazed doors to conservatory, sink and drainer with selection of matching cupboards and draws, space for washing machine, electric hob, electric oven, extractor hood over,

Conservatory

13'4' x 9'6'

Double glazed doors to rear garden

Bedroom 1

13'4' x 13'1'

Double glazed window to front, airing cupboard

Bedroom 2

10'4' x 9'1'

Double glazed window to side

Bedroom 3

13'6' x 8'

Double glazed window to rear

Bathroom

Double glazed window to side, panelled bath, low flush wc, pedestal wash hand basin,

Garage

Up and over door

Rear Garden



Viewings

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

EPC Rating:

D

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		67	73
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

