



49 High Street, Hythe, Kent CT21 5AD



**32 SENE PARK,
HYTHE**

**£735,000 Freehold
NO ONWARD CHAIN**

In an exclusive location from where it enjoys superb views over Hythe and of the sea, this modernised and beautifully presented detached single storey dwelling offers particularly comfortably accommodation with two reception rooms, smartly fitted kitchen & two en-suite bedrooms. Garage, parking, gardens. EPC D.



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32 Sene Park Hythe CT21 5XB

**Entrance Hall, Sitting Room open plan to Dining Room, Kitchen,
Sun Room, Utility Room, Cloakroom, Inner Hall,
Two Double Bedrooms with En-suite Shower Room/Bathroom,
Garage and Ample Parking, Gardens**

DESCRIPTION

This beautifully modernised and reconfigured detached bungalow occupies a prime position within Hythe's sought-after Sene Park, enjoying a superb south-westerly outlook. From here, it takes in far-reaching views across Hythe, out to the sea, and around Hythe Bay towards Dungeness.

Extending to approximately 1,581 sq ft (including the garage), the property offers generously proportioned, light-filled accommodation, enhanced by large picture windows throughout. The layout includes a welcoming entrance hall leading to a spacious sitting/dining room, a stylish contemporary kitchen with integrated appliances, a sun room, as well as a utility room and cloakroom. An inner hall provides access to two substantial double bedrooms, each with modern en-suite bath or shower rooms, with one also featuring a walk-in wardrobe.

Set discreetly within well-kept, easy-to-manage gardens, the property enjoys a peaceful and private setting, enhanced by lawned areas and mature shrub borders. To the front, a spacious driveway offers ample off-road parking and provides access to the attached garage.

SITUATION

This detached bungalow occupies a prime position on Sene Park, an exclusive location on the hillside, within reasonable walking distance of Hythe's charming town centre with its bustling High Street, with independent boutique shops, cafes, bars and restaurants. The town is also well served with four supermarkets (including Waitrose, Aldi & Sainsburys). The Royal Military Canal with its cycle path alongside and pleasant walks, and the attractive seafront, golf course and Leisure Centre at the Hotel Imperial, are within easy reach and there is a variety of other sports and leisure facilities in the vicinity, including tennis, bowls, sailing, etc. The lively community of Saltwood also has a variety of clubs for all age groups, as well as an active church and village hall, two primary schools and one secondary performing arts school.

Commuting links are excellent with the motorway network (M20 Junction 11) 3.5 miles distant, main line railway station at Sandling 2.5 miles, the Channel Tunnel Terminal 4 miles, the ferry port of Dover 10 miles and Ashford International Passenger Station 12 miles (all distances are approximate). The High Speed Link is available from both Folkestone (5 miles) and Ashford (10 miles) with journey times to St Pancras of under an hour.



The accommodation comprises:

ENTRANCE HALL

Entered via a timber effect composite door, access to cloaks cupboard, double glazed high-level window to side, two radiators, open through to Inner hall, doors to utility room, and cloakroom, door to:

SITTING/DINING ROOM

Double glazed casement doors with double glazed windows to either side opening to the rear garden and enjoying far reaching views over Hythe and of the sea, double glazed windows to rear and side, wall mounted contemporary electric fire, two radiators, timber effect flooring, door to conservatory, open through to:

KITCHEN

Well fitted with a range of base cupboard and drawer units incorporating integrated dishwasher, integrated fridge and freezer, quartz worksurface inset with under mounted stainless steel 1 ½ bowl sink with food waste disposal and mixer tap, five burner Neff gas hob with extractor hood above, coordinating upstands, glazed splashback, coordinating wall cupboards, integrated Bosch oven and microwave, double glazed windows to side, recessed lighting, tiled floor.

SUN ROOM

Double glazed windows to two sides, and enjoying far reaching views across Hythe and of the sea, double glazed sliding doors giving access to the terrace and garden, timber effect flooring, radiator.

CLOAKROOM

Low-level WC, wall hung wash basin with mixer tap and vanity cupboard below, heated ladder towel, rooflight, extractor fan, recessed lighting, tiled floor.

UTILITY ROOM

Fitted with base cupboards and recess and

plumbing for washing machine and tumble dryer, work surface inset with stainless steel sink and drainer unit with mixer tap, coordinating up stands, coordinating wall cupboards, tiled floor, radiator, door to garage.

INNER HALL

Access to storage cupboard, two rooflights, recessed lighting, two radiators, full height opaque double glazed window, double glazed door giving access to the rear garden, timber effect flooring.

BEDROOM

Double glazed window to rear overlooking the garden and enjoying far reaching views over Hythe and of the sea, Built-in wardrobe cupboards, radiator, sliding door to:

EN-SUITE SHOWER ROOM

Tiled shower enclosure with the thermostatically controlled shower, low-level WC, wash basin with mixer tap and vanity drawers below, coordinating wall hung cupboard, extractor fan, recessed lighting, localised tiling, tiled floor, heated ladder towel rail.

BEDROOM

Double glazed window overlooking the garden, radiator, door to en-suite, door to walk in wardrobe with radiator and fitted cupboards.

EN-SUITE BATHROOM

Panelled bath with mixer tap and thermostatically controlled shower over, glazed shower screen, low level WC, wall hung wash basin with mixer tap and vanity cupboard below, localised tiling, tiled floor, extractor fan, recessed lighting, heated ladder towel rail.

INTEGRAL GARAGE

Up and over electric door to front, power and light, internal door to utility room.





OUTSIDE

FRONT

To the front of the property is a driveway providing ample off-road parking and access to the garage.

REAR GARDEN

Directly to the rear of the property is a generous block paved terrace from where views across Hythe and to the sea can be enjoyed and leading to the remainder of the garden which is predominantly laid to lawn and encompasses three side, backed by

borders planted with a variety of mature shrubs and incorporating a circular rose bed.

EPC Rating D

COUNCIL TAX

Band E approx. £3063.80 (2026/27)
Folkestone & Hythe District Council.

VIEWING

Strictly by appointment with **LAWRENCE & CO, 01303 266022.**



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Sene Park, Hythe, CT21

Approximate Gross Internal Area = 146.9 sq m / 1581 sq ft
(Including Garage)

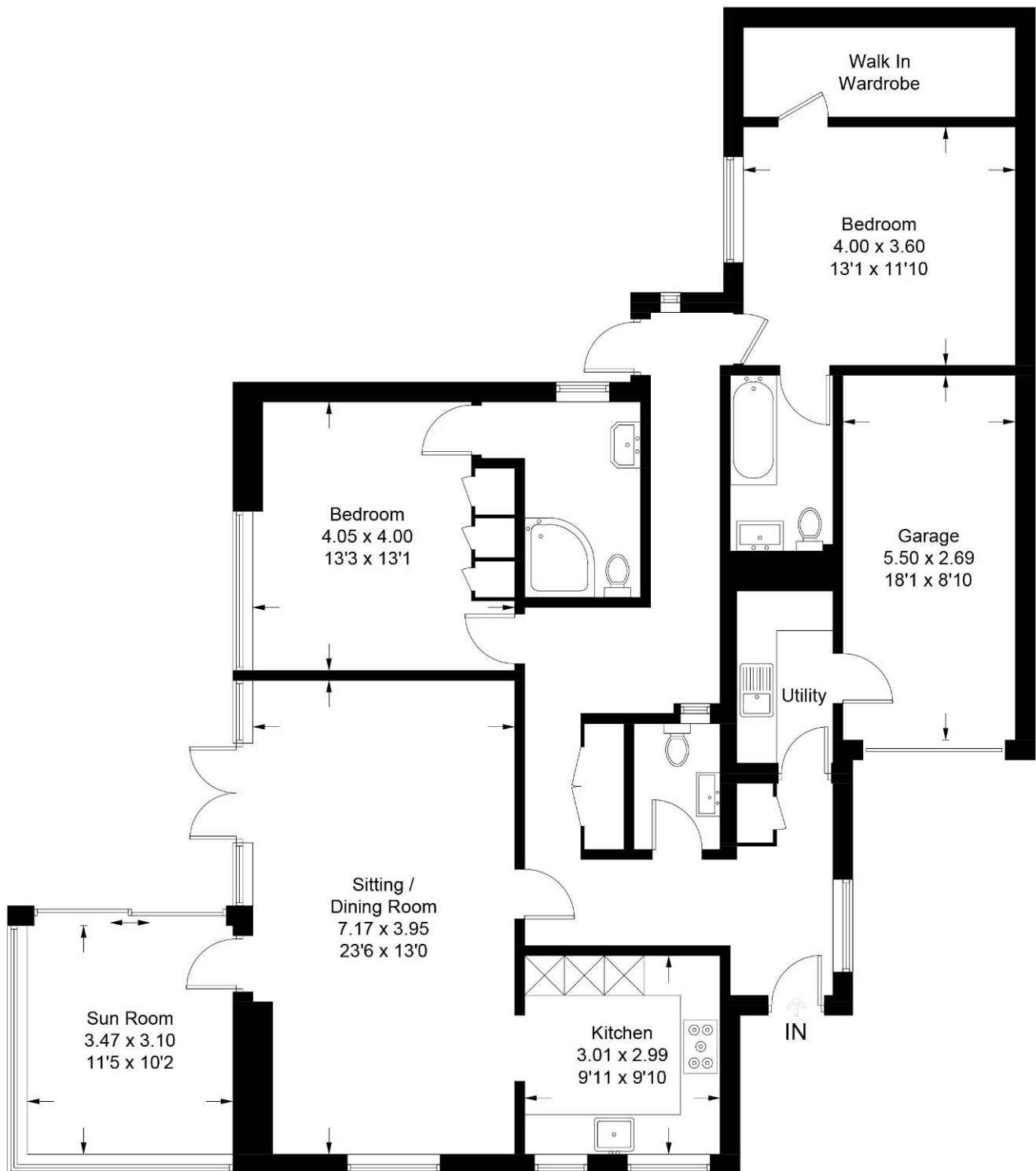


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