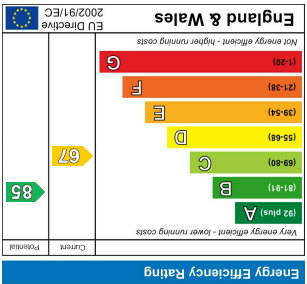


www.milesandbarr.co.uk/referral-fee-disclosure  
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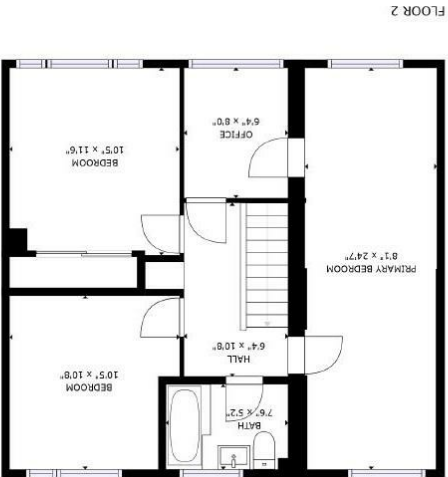
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87 High Street, Whitstable, CT5 1AY  
t 01227 277254 e whitstable@milesandbarr.co.uk



**Matterport**

GROSS INTERNAL AREA  
FLOOR 1: 566 sq. ft. FLOOR 2: 645 sq. ft.  
EXCLUDED AREAS: PORCH: 167 sq. ft.  
TOTAL: 1211 sq. ft.  
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



**MEADOW WALK WHITSTABLE**



**miles & barr**

**MEADOW WALK**  
**WHITSTABLE**

**£475,000**



- Council Tax Band: D
- Popular Location
- Semi Detached
- Garage - Integral Access
- Private Garden And Off Street Parking
- Open Plan Living
- Conservatory
- Four/Five Bedroom
- Freehold

## LOCATION

The popular seaside town of Whitstable is situated on the stunning North Kent coast, 7 miles north of the historical city of Canterbury and less than 60 miles from central London. With its quaint alley ways, colourful high street and peaceful shingle beaches this town has a lot to offer both residents and holiday makers. This town is famous for its working harbour and oysters, which have been collected in the area since Roman times and celebrated at the annual July Whitstable Oyster Festival. For entertainment there are excellent water sport facilities, plenty of art galleries, and a wealth of independently run restaurants, boutiques and cafes to enjoy along the vibrant high street. The Crab and Winkle Way, one of the earliest passenger railways and the first ever steam-powered railway in the world, follows the disused railway line between Canterbury and Whitstable, and is now a popular walking and cycle route through woods and countryside. Road links via the A299 Thanet Way give easy access to the M2 for travel to London and beyond. Whitstable also has a main line train station providing fast and frequent links into London Victoria (1hr 30 mins) and London St Pancras (1hr 11mins).

## ABOUT

Four/Five bedroom, spacious semi detached family home, ready to move into in the hugely popular location of Meadow Walk.

Coming to the market for the first time in nearly a decade, viewings come recommended to appreciate the size and space on offer.

In brief, internally the property comprises of 4 bedrooms with one spanning an impressive 24'03 x 7'10, which could easily be changed to boast a 5th bedroom. In addition to this there is a family bathroom upstairs with generous landing space. On the ground floor, there is a welcoming hallway entrance with generous open plan lounge/dining room, separate kitchen, downstairs WC with added benefit of a conservatory with gas central heating so can be used all year round.

More over there is a garage with integral access, off street parking for multiple vehicles with a private low maintenance garden at the rear offering a mix of both patio and lawn with a shed for garden storage.

Please call Miles & Barr for more information and to arrange your internal viewing.

## DESCRIPTION

### Ground Floor

Kitchen 18'6 x 10'8 (5.64m x 3.25m)

Lounge 17'5 x 10'6 (5.31m x 3.20m)

Dining Room 9'4 x 7'2 (2.84m x 2.18m)

WC 4'1 x 3'7 (1.24m x 1.09m)

Conservatory 15'06 x 9'04 (4.72m x 2.84m)

### First Floor

Bedroom One 24'7 x 8'1 (7.49m x 2.46m)

Bedroom Two 11'6 x 10'5 (3.51m x 3.18m)

Bedroom Three 10'8 x 10'5 (3.25m x 3.18m)

Bedroom Four / Office 8'0 x 6'4 (2.44m x 1.93m)

Bathroom 7'6 x 5'2 (2.29m x 1.57m)

### External

Garage 17'05 x 8'08 (5.31m x 2.64m)

Off Street Parking

Rear Garden

