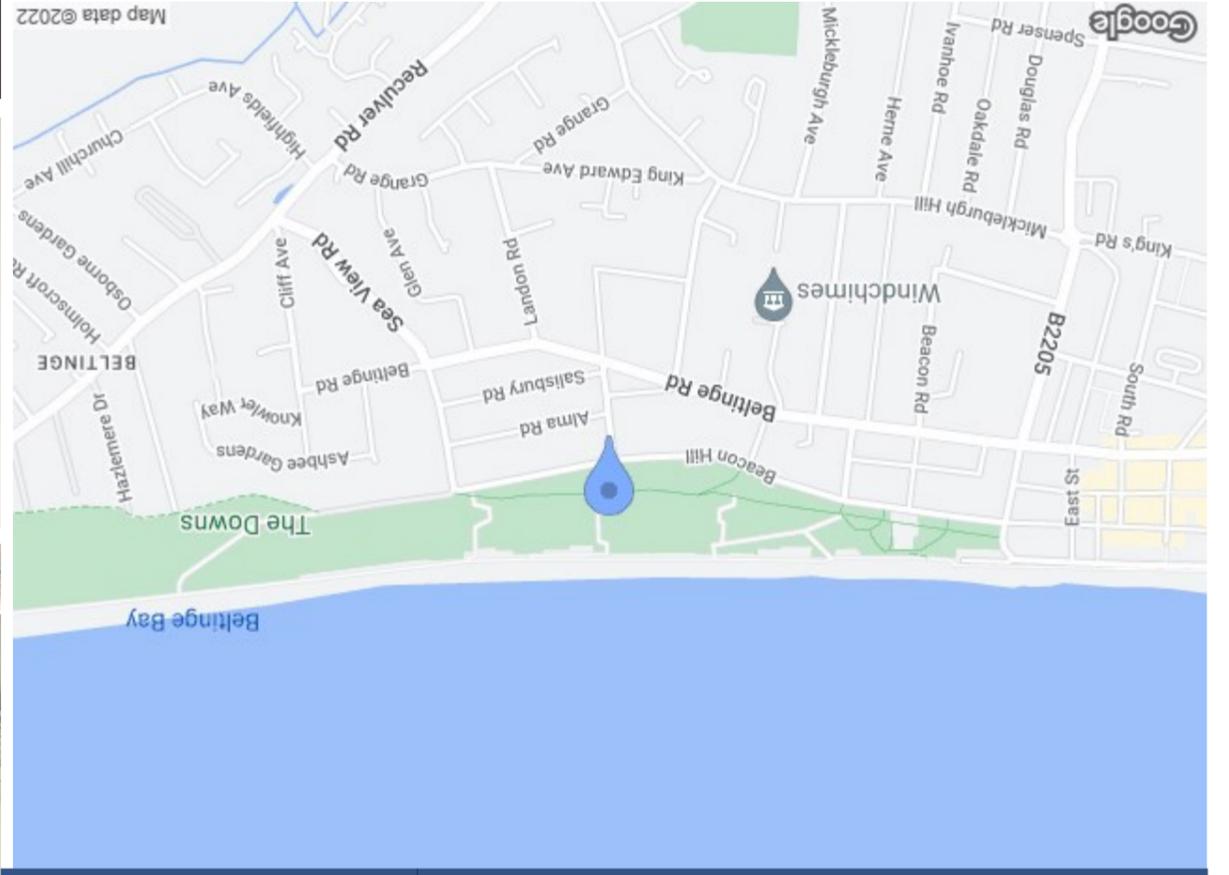
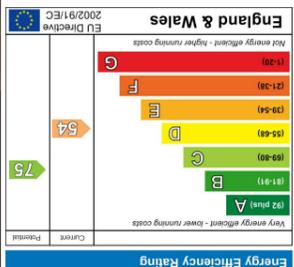


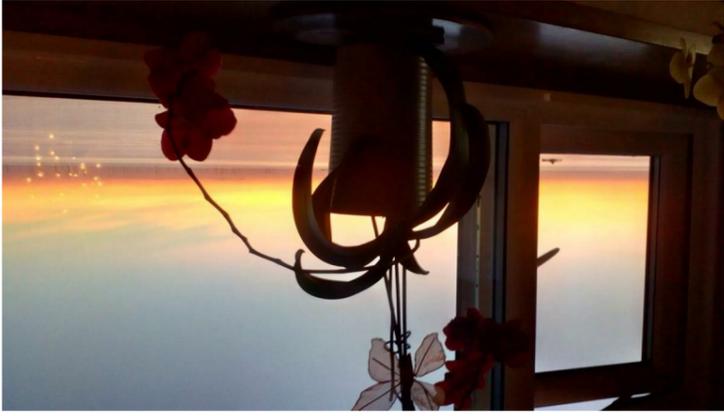
In Compliance with the Consumer Protection from Unfair Trading Regulations 2008 we have prepared these sales particulars as a general guide to give a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floorplans and distances referred to are given as a guide and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contracts. For Referral Fee Disclosure please visit: www.milesandbarr.co.uk/referral-fee-disclosure



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BEACON AVENUE HERNE BAY



BEACON AVENUE
 HERNE BAY

£250,000

- Panoramic Sea Views
- Two Bedrooms
- Modern Kitchen
- Allocated Parking
- Sought After Location
- Balcony

ABOUT

STUNNING PANORAMIC SEA VIEWS!

Miles and Barr are delighted to offer onto the market this second floor apartment situated in one of the most sought after locations along Herne Bay Seafront offering uninterrupted sea views and easy access to many amenities including town centre, local bus routes, supermarkets and mainline train station. The apartment has been maintained to a high standard by the current owners and currently comprises of two bedrooms, lounge diner with access to balcony, modern fitted kitchen and a contemporary style bathroom. Further benefits include gas central heating, double glazing and allocated parking.

LOCATION

Herne Bay is a popular coastal town benefiting from a range of local amenities including retail outlets and educational facilities. There are also a good range of leisure amenities including rowing, sailing and yacht clubs along with a swimming pool, theatre and cinema. The mainline railway station (approximately 1 mile distant) offers fast and frequent links to London (Victoria approximately 85mins) as well as the high speed service to London (St Pancras approximately 87mins). The town also offers excellent access to the A299 which gives access to the A2/ M2 motorway network. The picturesque town of Whitstable is only 5 miles distant which also enjoys a variety of shopping, educational and leisure amenities including sailing, water sports and bird watching, as well as the seafood restaurants for which it has become renowned. The City of Canterbury is approximately eight miles distant with its Cathedral, theatre and cultural amenities, as well as benefiting from excellent public and state schools. The City also boasts the facilities of a major shopping centre enjoying a range of mainstream retail outlets as well as many individual shops.

DESCRIPTION

Entrance

Hallway

Lounge/Diner 16'5 x 12'. (5.00m x 3.66m.)

Kitchen 8'11 x 8'3 (2.72m x 2.51m)

Bedroom One 12'0 x 8'6 (3.66m x 2.59m)

Bedroom Two 8'0 x 7'1 (2.44m x 2.16m)

Shower Room 8'2 x 7'6 (2.49m x 2.29m)

Communal Parking

