CHRISTOPHER HODGSON









Whitstable

£310,000 Freehold

FOR COASTAL, COUNTRY & CITY LIVING

Whitstable

59 Shearwater Avenue, Whitstable, Kent, CT5 4DX

A spacious detached bungalow ideally situated in a quiet cul-de-sac. Shearwater Avenue is a sought-after location within close proximity of the beach, bustling town centre, highly regarded schools, bus routes and Whitstable station (1 mile).

The generously proportioned accommodation would now benefit from a degree of modernisation and is arranged to provide a large sitting room, a dining room, a kitchen, utility room, two double bedrooms, a conservatory, and a shower room. There is considerable scope to remodel the existing accommodation (subject to all necessary consents and approvals being obtained).

The established and low maintenance rear garden benefits from a South Westerly aspect and extends to 36ft (11m). To the rear of the property, a detached garage and driveway provide off-street parking. No onward chain.







LOCATION
Shearwater Avenue is a much sought after location enjoying an elevated position and within easy access of Duncan Downs. Whitstable itself is a charming town by the sea with its working harbour and colourful streets of fisherman's cottages. The High Street and Harbour Street offer a diverse range of boutique shops, café bars and highly regarded restaurants specialising in local seafood. The mainline railway station at Whitstable provides frequent services to London (Victoria) approximately 80 mins and to the surrounding area. The high speed Javelin service provides access to London (St Pancras) with a journey time of approximately 73 mins. The A299 is also easily accessible offering access to the A2/M2 leading to the channel ports and subsequent motorway network. There is also a number of highly regarded and Ofsted rated "Good" schools within Whitstable.

ACCOMMODATION
The accommodation and approximate measurements (taken at maximum points) are:

GROUND FLOOR

- Sitting Room 17'11" x 11'5" (5.47m x 3.50m)
- Dining Room 14'4" x 9'8" (4.38m x 2.97m)
- Conservatory 10'5" x 5'0" (3.20m x 1.53m)
- Kitchen 14'4" x 9'8" (4.38m x 2.96)
- Utility Room 9'8" x 6'5" (2.97m x 1.97m)
- Bedroom 1 12'11" x 10'0" (3.96m x 3.07m)
- Bedroom 2 11'0" x 10'0" (3.36m x 3.07m)
- Shower Room

OUTSIDE

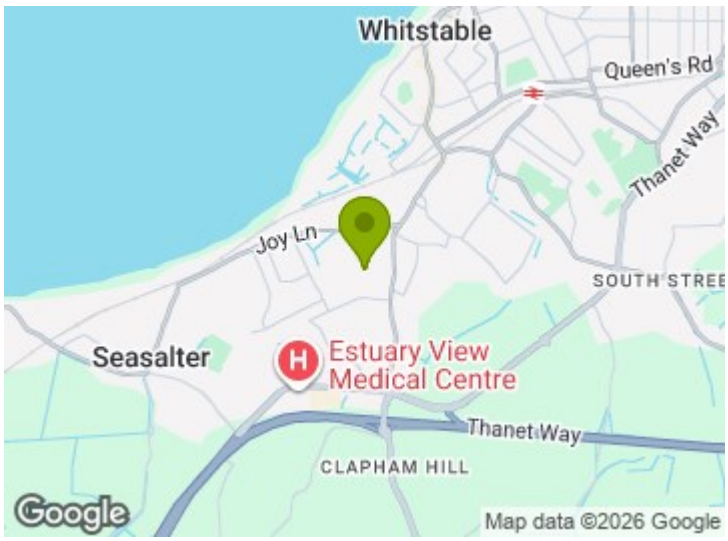
- Garden 36'6" x 29'9" (11.13m x 9.07m)
- Detached Garage 20'0" x 8'9" (6.12m x 2.69m)










Whitstable
Queen's Rd
Thanet Way
Joy Ln
SOUTH STREE
Seasalter
Estuary View
Medical Centre
Thanet Way
CLAPHAM HILL
Google
Map data ©2026 Google

Ground Floor

Main area: approx. 91.7 sq. metres (987.1 sq. feet)

Plus Detached Garage, approx. 16.5 sq. metres (177.6 sq. feet)

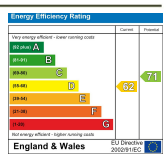


Main area: Approx. 91.7 sq. metres (987.1 sq. feet)

Plus Detached Garage, approx. 16.5 sq. metres (177.6 sq. feet)

Council Tax Band C. The amount payable under tax band C for the year 2025/2026 is £2,047.33.

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