

37 Eddington Lane, Herne Bay, CT6 5TT

£995,000









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Zest Homes is delighted to offer this spacious four-bedroom detached family home together with its entire garden plot, presenting an exciting opportunity for family living, a self-build project or potential multigenerational accommodation.

Set well back from Eddington Lane within the conservation area, this substantial 1970s residence enjoys a sweeping in-and-out driveway, parking for several vehicles and generous south-facing gardens.

The ground floor offers a welcoming entrance hall, separate study, generous lounge with a gas fireplace and an adjoining dining room. The fitted kitchen includes integrated appliances, complemented by a utility room and a shower room with WC. A substantial conservatory overlooks the garden, providing a bright space for relaxing and entertaining.

Upstairs are four bedrooms and a family bathroom. Gas central heating, double glazing and an integral garage complete the accommodation.

Outside, the established gardens feature lawns, mature trees, planted borders, a greenhouse and a shed. A detached garage and an enclosed heated swimming pool building currently provide further facilities.

The sale includes the whole site, including the rear garden land where a full planning application proposes an additional dwelling with separate driveway access, parking and private garden space.

Description

Building Application Approved
Ref: 21465/26/CPSG
|
Received: 30/07/2026
Install replacement door in a dwelling

Building Application Approved
Ref: 4394/26/CPSE
|
Received: 28/02/2026
Partial rewire, Install one or more new circuits, Install a replacement consumer unit

Planning Approved
Ref: CA/23/01333
Approved on 18/09/2023
First floor side extension together with front porch following demolition of existing porch.

Planning application (yet to be approved)
Close
Ref: CA/26/01365

Planning portal
Save
Track application
Undecided
Received on 15/09/2026
Erection of two-storey detached dwelling and detached double garage following demolition of two existing outbuildings and swimming pool, together with associated access, parking and landscaping.

Tenure Freehold

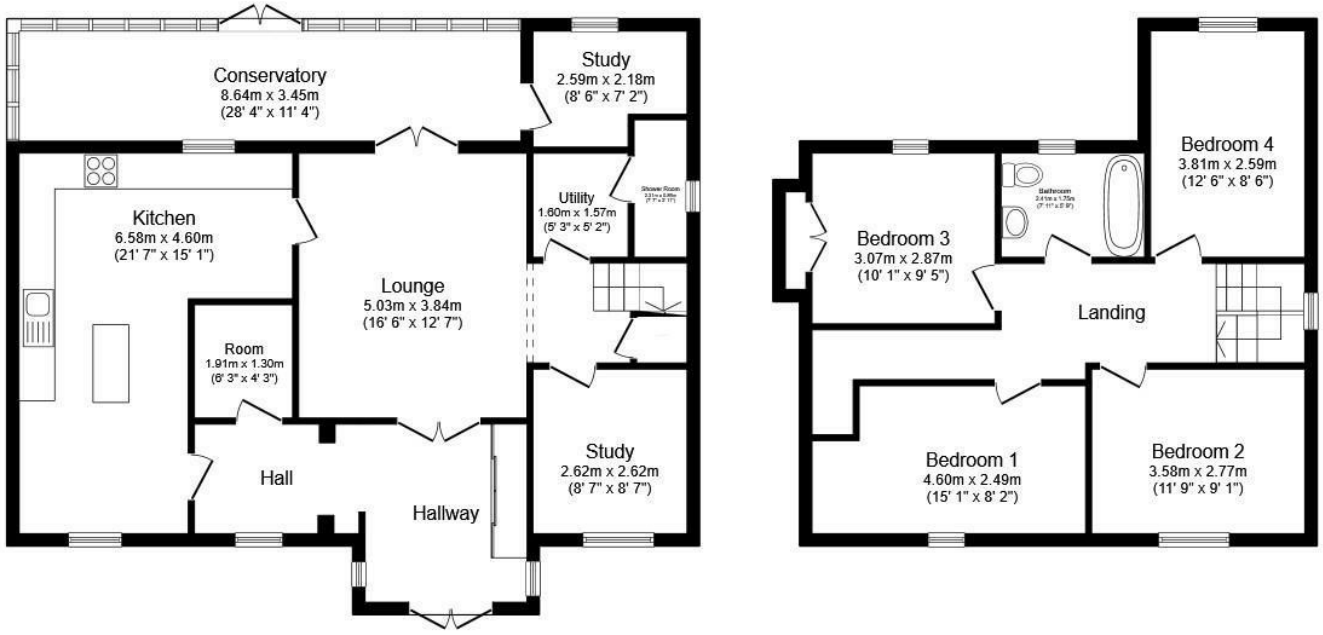
Council Tax Band F

EPC Rating D







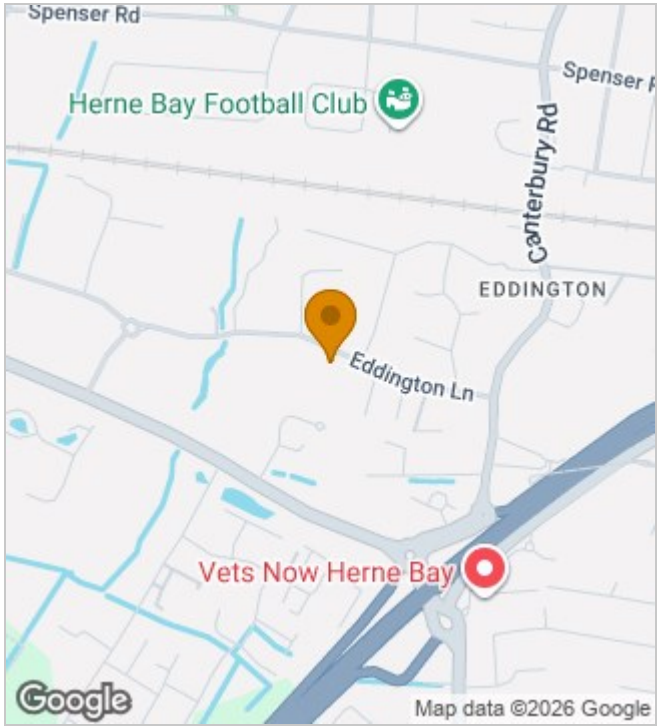


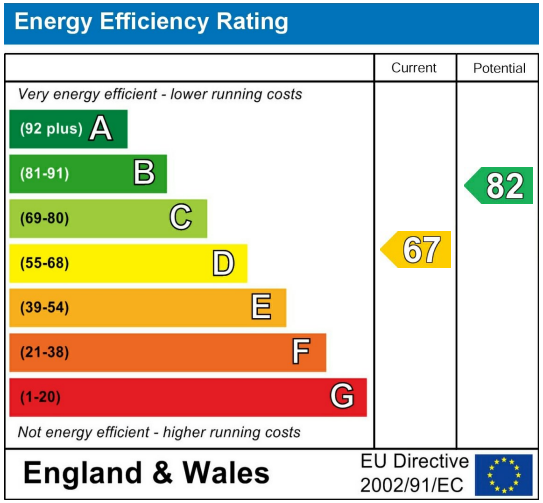
Ground Floor

First Floor

Total floor area: 156.4 sq.m. (1,683 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io





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