



21 Matthews Road, Herne Bay, Kent, CT6 7SL



Vacant end of terrace 2 bedroom property , ideal for a young family starter home , nicely presented and comfortable accommodation with off road parking ,small garage to rear max 7ft wide drive way , located near schools ,bus route and accessible to local shops. Double glazing, electric heating .

£280,000 Freehold



Enclosed Entrance Porch

Brick Outbuilding

8'5" x 6'10" (2.59m x 2.10m)

new roof, double glazed window, plus additional store room in porch

Entrance Hall

electric storage heater , recess under stairs , telephone point

Kitchen

11'9" max x 9'8" max (3.60m max x 2.95m max)

double aspect room, base units, wall cupboards, stainless steel sink unit , power points , recess for cooker, recess for washing machine , telephone point, built in larder cupboard storage heater .

Lounge

16'6" x 10'0" (5.05m x 3.07m)

Modern fire surround with electric fire , power points , tv point, electric storage heater , double glazed patio doors to sun room

Sun Room

11'6" x 9'9" approx (3.52m x 2.98m approx)

fully double glazed ,electric storage heater, pair of double glazed doors to rear garden

First Floor Landing

access to roof space, electric storage heater

Shower /Wc

6'11" max x 6'0" max (2.11m max x 1.83m max)

Shower cubicle with electric shower unit, pedestal wash basin, low level wc suite , tiled floor , half tiled walls , electric fan heater on wall .

Front Bedroom

11'8" x 9'5" (3.57m x 2.89m)

power points, built in wardrobe , cupboard housing airing cupboard ,

Front Bedroom

12'7" x 10'2" (3.85m x 3.11m)

power points ,walk in wardrobe

Rear Garden

29'11" deep x 24'0" wide approx (9.14m deep x 7.32m wide approx)

secluded with lawned area and mature shrub borders , access to garage

Detached garage

16'0" max x 8'0" wide max (4.88m max x 2.44m wide max)

up and over door

Front garden

29'11" wide x 24'0" deep approx (9.14m wide x 7.32m deep approx)

lawned area ,ideal for car parking

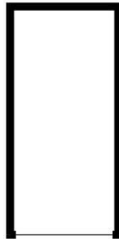
Drive way

62'11" deep x 6'11" wide max (19.20m deep x 2.13m wide max)

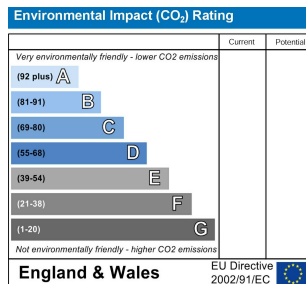
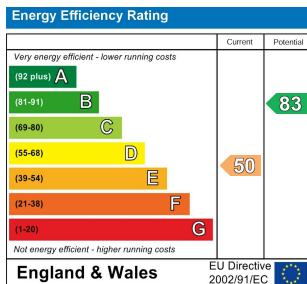


Ground Floor

1st Floor



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Note:

We have not tested the heating system, electrical appliances or the electric, gas and plumbing systems.

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