



13 Albany Drive, Herne Bay, Kent, CT6 8PR



JUST AVAILABLE WITH NO FORWARD CHAIN.. NICELY PRESENTED 2 BEDROOM SEMI DETACHED BUNGALOW LOCATED ON THE WESTERN SIDE OF TOWN CLOSE TO THE RAILWAY STATION AND ON BUS ROUTE TO LOCAL SHOPS ,SEAFRONT AND TOWN CENTRE . FEATURES GAS C/H AND DOUBLE GLAZING ....FULL DETAILS AND VIRTUAL TOUR IN PROGRESS ....COVID 19 RESTRICTIONS IN FORCE....

**£290,000 Freehold**



## Entrance Hall

Radiator, Storage cupboard

## Front Bedroom

11'3 x 9'8 (3.43m x 2.95m)

Radiator, Power points, double aspect room

## Front Lounge

16'4 x 11' (4.98m x 3.35m)

16'4 max width into bay window x 11' max width. Radiator' Power Point, TV Point. Modern fireplace.

## Shower WC

9'10 x 5' (3.00m x 1.52m)

low level wc suite, Vanity wash basin, Radiator, Tiled Walls, shower unit main mixer unit.

## Back Bedroom

12' x 11' (3.66m x 3.35m)

Radiator, Power point, window overlooking conservatory.

## Kitchen

1, 10 x 9' max (0.30m, 3.05m x 2.74m max)

Range of base unit wall cupboards, Electric hob, Electric Oven, Stainless steel sink, Gas boiler for central heating in recess, Recess and plumbed for washing machine, recess for fridge, Recess for freezer, Radiator, power point, double glazed door to garden, pair of double glazed french doors to :

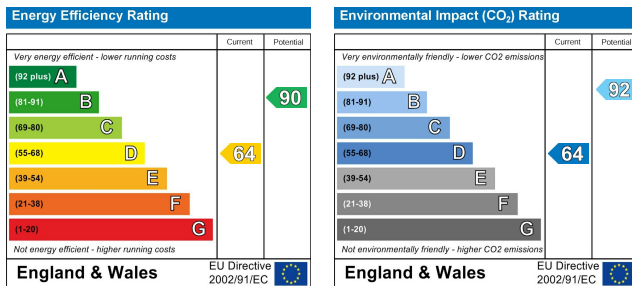
## Conservatory

9'6 x 15'8 (2.90m x 4.78m)

Double glazed door to rear garden. power point, 2 ceiling fans with lights.

## Rear garden

pleasant rear garden approx 30' x 30' lawned, flower beds, side access + 2 side gates, Plastic shed,



**Note:**

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

If travelling any distance to view this property it is advisable to check the availability and viewing times before hand. Wilbee & Son, as agents, cannot be held responsible for lost journey times and / or any expenses incurred.

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