



20/22 Hillman Avenue, Herne Bay, Kent, CT6 8EH



QUALITY LIGHT CONSTRUCTION DETACHED 2/3 BEDROOM BUNGALOW.... FULLY MODERNISED THROUGHOUT TO A VERY HIGH SPECIFICATION ... VIRTUALLY NEW !! FULLY INSULATED ... ELECTRIC HEATING ... DOUBLE GLAZING ... MODERN KITCHEN/BREAKFAST ROOM ... WETROOM/WC... EN SUITE TO MAIN BEDROOM... DOUBLE GLAZED CONSERVATORY... INTEGRATED BIKE STORAGE WITH ELECTRIC DOOR TO FRONT OF PROPERTY PLUS ADDITIONAL SIDE STORAGE AREA /WORKSHOP IN CORP.W.C ... LOCATED ON A PRIVATE ESTATE CLOSE TO HAMPTON SEA FRONT BUS ROUTE TO TOWN CLOSE BY.....NO FORWARD CHAIN.... COVID -19 ..RESTRICTED VIEWINGS IN FORCE

Offers In The Region Of £325,000 Freehold



Enclosed entrance porch

Lounge

9'6 x 15'6 (2.90m x 4.72m)
9'6 reducing to Wall heater.

Bedroom

7' x 8'10 (2.13m x 2.69m)
Power points

Back bedroom

10' approx x 11'9 (3.05m approx x 3.58m)
Airing Cupboard, Access to roof space.

En Suite bath/ WC

Paneled bath. Low level WC. Heated towel rail. Vanity wash basin. Built in wardrobe.

Dining room / Kitchen

11'10 x 16' (3.61m x 4.88m)
Off Lounge 11'10 reducing to 7'3 in kitchen area. Stainless steel sink unit. Integrated oven and Ceramic hob. Glass external oven.

Door off dining room

to Lobby built in cupboard with shelving.

Shower / WC

Shower cubicle. Low level WC Suite, Vanity wash basin. Heated towel rail.

Bedroom

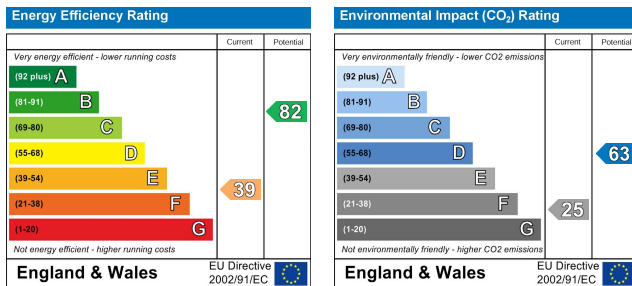
8'3 x 8'8 (2.51m x 2.64m)
Built in bed. Emergency door behind mirror leading into bike storage area. Formerly part of the original garage.

Utility room off kitchen

9'9 x 4'4 (2.97m x 1.32m)
Circular bowl steel sink unit. Work top. Wall cupboards, Recess for fridge freezer. Double glazed door to rear garden. Power points.

Conservatory

12' x 8'6 (3.66m x 2.59m)
Pair of double glazed doors to rear garden. 2nd pair of glazed doors to rear garden



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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