



19 Minster Drive, Herne Bay, Kent, CT6 8UL



Luxuriously appointed 3 bedroom detached bungalow located in a convenient central position within easy walking distance of the town centre, local shops, railway station and sea front. Gas central heating. Double glazing. Ideal for retirement with easy to manage low maintenance. Sandstone paved driveway and rear garden. Viewing highly recommended.



£435,000 Freehold



Spacious Enclosed Entrance Porch

Double glazed. power points. Wall lights. Tiled floor.

Entrance Hall

24' (long) x 4'8 (7.32m (long) x 1.42m)

Access to roof space. Radiator. Power points.

Cloakroom

Low level WC suite. Wash hand basin. Extractor unit.

Front Bedroom

10'8 x 9'5 (into bay) (3.25m x 2.87m (into bay))

Modern sliding door. Radiator. Power points.

Front Bedroom

9'9 x 11' (excl bay window) (2.97m x 3.35m (excl bay window))

Built-in wardrobe. Folding doors to walk-in wardrobe with modern sliding doors. power points. Radiator.

Shower/WC

9'7 x 7'6 (2.92m x 2.29m)

Newly fitted walk-in shower. Low level WC suite. his and hers vanity wash hand basin. Heated towel rail. Anti mist illuminated mirror.

Lounge/Dining Room

22' x 12'7 (6.71m x 3.84m)

3 side windows. Television point. Patio doors to rear garden. Power points. Radiator. Sliding glazed doors to kitchen/breakfast room and sliding door to

Study/ Bedroom 3

10'5 x 8'6 (3.18m x 2.59m)

Double glazed window. Radiator. Power points.

Kitchen/Breakfast Room

18'9 x 9'8 (5.72m x 2.95m)

Approximately 3 years old. Range of modern fitted base units and wall cupboards with display cupboards and lighting. Matching worksurfaces. Range cooker. Slimline dishwasher. Integrated wine rack. 2 side windows. Sink unit with mixer tap. Radiator. Power points. Feature LED cooker hood.

OUTSIDE

Rear Garden

Rear garden laid to matching sandstone paving.

Summer House

9'10" x 9'10" (approx) (3m x 3m (approx))

Power point.

Side Entrance

Deep side entrance fully enclosed.

Shed/workshop

16'9 x 8'8 (5.11m x 2.64m)

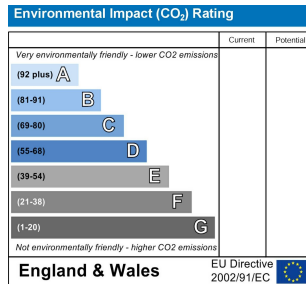
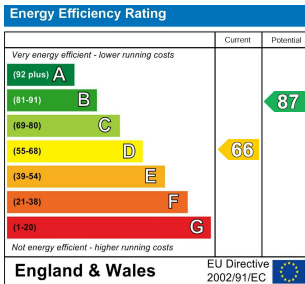
Separate armoured cable electric supply.

Front

Long driveway laid in sandstone. Pair of wooden gates. Hose tap.



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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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