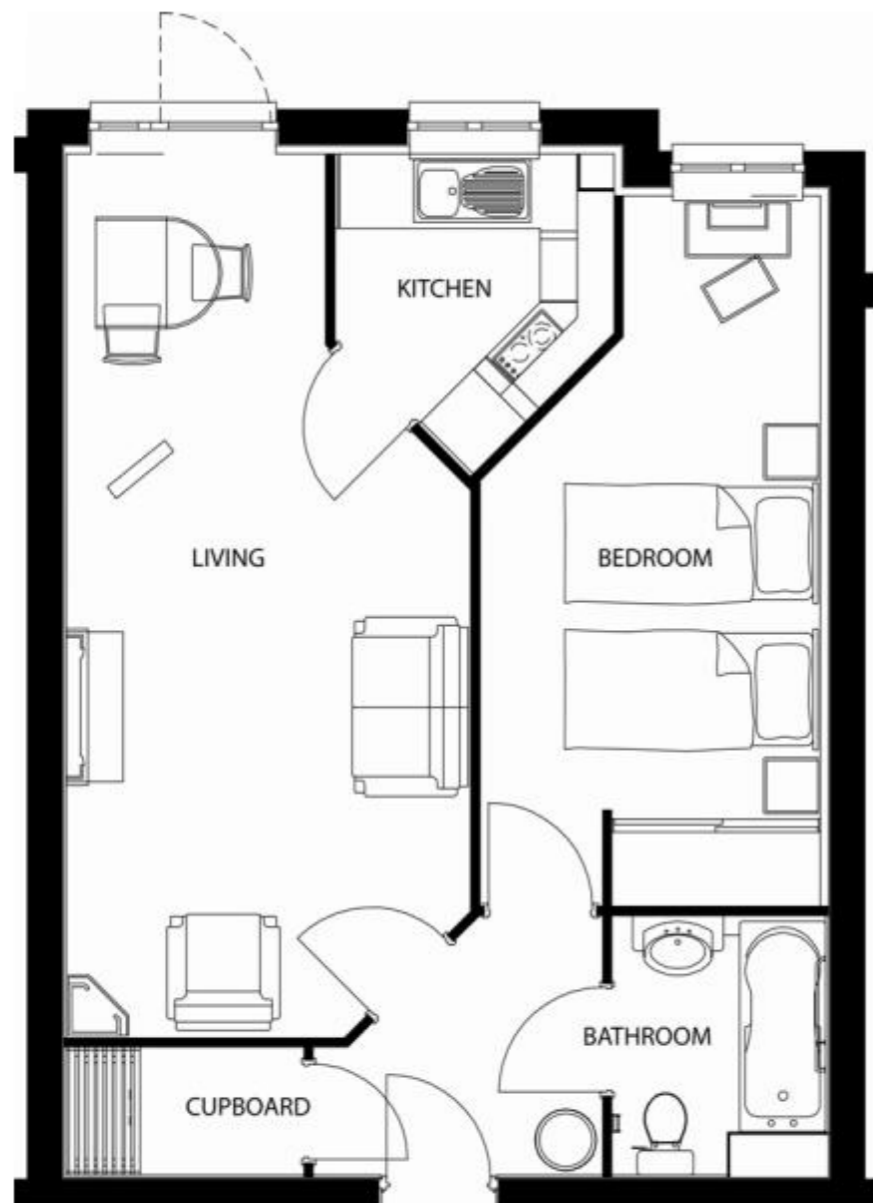




Kimber Estates



9 Thwaytes Court, Minster Drive, Herne Bay, Kent, CT6 8BF

£180,000

CHAIN FREE SALE...This luxury one bedroom retirement apartment is situated on the ground floor of an exclusive development for the over 55's. This immaculate residence benefits from electric underfloor heating and a modern fitted kitchen and shower room. Thwaytes Court offers security, independence and comfort with an emergency call system linking the apartment to the House Manager and a central switchboard 24 hours a day, 365 days of the year. There is a Resident's lounge, laundry room and a guest suite with en-suite facilities for when friends and family come to stay. The property sits in central Herne Bay with nearby shops, sea front, road and rail links to London and within strolling distance of the bus stop taking you to Whitstable town and The Cathedral City of Canterbury. We are advised that the annual charges are approximately £425.00 for Ground Rent and £1877.00 Maintenance.

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Ground Floor

Inner Entrance Lobby

Large airing cupboard providing storage.

Bathroom

Panelled bath with shower over, wash hand basin set in vanity unit, low level WC, fully tiled walls, tiled flooring, extractor fan.

Bedroom

Double glazed window to side, built in double wardrobe with mirror fronted sliding doors.

Lounge

Double glazed door leading to a small garden, television point, telephone point, feature fireplace.

Kitchen

Range of fitted kitchen units with complementary worktops, tiled walls, stainless steel sink and drainer unit with mixer taps, integral 70/30 fridge freezer, plumbing for washing machine or dishwasher, inset ceramic hob, extractor canopy and electric oven below.

Council Tax Band B

NB

We are advised by the sellers that the annual charges are approximately £425.00 for Ground Rent and £1877.00 Maintenance.

NB

At the time of advertising these are draft particulars awaiting approval of our sellers.

