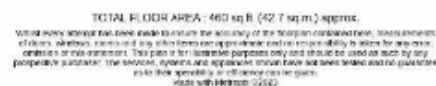


A row of Victorian-style terraced houses with red brick and white timber-framing. The houses have gabled roofs and multiple windows. Some houses have scaffolding, indicating renovation work. The houses are situated on a street with a sidewalk and a road in the foreground.

£139,995 Leasehold

This charming apartment is offered on a chain-free basis and boasts far-reaching views with delightful glimpses of the sea. The light and airy lounge features an open-plan layout that flows seamlessly into a fitted kitchen—perfect for relaxed coastal living. The accommodation also includes a stylish shower room and a well-proportioned double bedroom. Ideally situated just moments from Herne Bay's picturesque promenade and beaches, you'll find yourself within easy reach of the town's vintage tea rooms, charming restaurants, and seaside attractions. The location also benefits from excellent road connections to nearby Whitstable and the historic Cathedral City of Canterbury, as well as high-speed rail links to London St Pancras.



Offered Chain-Free – Delightful Coastal Apartment with Sea Glimpses

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Ground Floor

Reception Hall

Communal Entrance hall with staircase to first and second floor

Second Floor

Inner Hall

Split level hallway, window to rear, loft access.

Lounge

Three sash windows to front, two radiators, fireplace.

Kitchen

Fitted kitchen comprising range of matching wall and base units with complementary work surfaces over with tiled splash backs above, four burner gas hob with extractor fan over and oven below, stainless steel sink and drainer unit, double glazed Velux window to front, window to front.

Bedroom

Double glazed window to rear, radiator.

Shower Room

Double shower stall, wash hand basin, low level WC, tiled walls, heated towel rail.

COUNCIL TAX BAND A

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

Lease Information

NB: We are advised by our sellers that there is 118 years remaining on the lease. The ground rent is £125.00 per annum and the service charge for 2024 was £924.00 (50% of this was returned to the sellers as the freehold refund any un-used monies).

