

Terence Painter

ESTATE AGENTS



- Detached House
- Three Double Bedrooms
- Beautiful Turn Key Condition
- Cul-de-Sac Location
- Garage & Driveway
- 24'9" Lounge/Diner
- Secondary Reception Room
- Kitchen with Integrated Appliances
- Utility Room
- Close to Broadstairs & St Peters High Streets
- Close to Primary & Secondary Schools



6 Repton Close, Broadstairs, Kent. CT102UZ.

Freehold £550,000

IMMACULATELY PRESENTED & EXTENDED DETACHED THREE DOUBLE BEDROOM HOUSE LOCATED IN A SERENE CUL-DE-SAC LOCATION!

This home has been loved and well cared for by the current vendors, and is presented in stunning turn key condition. Internally on the ground floor the property benefits from a porch that has a door to the integral garage, a grand 16'3" entrance hallway, 24'9" lounge/diner, secondary reception room with French doors out to the rear garden, w.c, kitchen with integrated appliances and a utility room. Upstairs you will find three double bedrooms, the principal bedroom features an en-suite shower room and a well appointed bathroom.

Externally the front of the property boasts curb appeal, with a lawned garden and a double driveway. To the rear it offers a lovely, private rear garden with a patio seating area and a good sized lawned area bordered by a plethora of established plants.

This spacious house is situated in the picturesque village of St. Peters offering a traditional village lifestyle with a variety of independent shops, public house's, Co-op supermarket, post office and a chemist. The village is also served by a good selection of schools, doctors and a dental practice. A good selection of infant, primary and secondary schools are all located nearby.

Call Terence Painter Estate Agents on 01843 866 866 to arrange your viewing!

INTERNAL

Porch

1.65m x 0.94m (5' 5" x 3' 1") Entrance into the property is gained via a composite, frosted glazed door. There is a door to the integral garage, exposed brick and a wooden glazed door to the entrance hallway.

Entrance Hallway

4.96m x 2.70m (16' 3" x 8' 10") The impressive entrance hallway features doors to all rooms on the ground floor, radiator and wood effect flooring.

Lounge/Diner

7.55m x 4.32m (24' 9" x 14' 2") The lounge/diner benefits from two double glazed window to front, feature fireplace with electric log burner, television point, two radiators and engineered wooden flooring.

Second Reception Room

4.70m x 4.30m (15' 5" x 14' 1") This double aspect room features a double glazed window to rear and double glazed sliding doors to the garden, radiator, television point and carpeted flooring.

Kitchen

3.60m x 3.35m (11' 10" x 11' 0") The kitchen has a double glazed window to rear and a double glazed UPVC door to rear garden. There are high and low level units, freestanding electric oven with gas hob and extractor hood over, splashback wall tiling, ceramic sink unit inset to wooden countertop, integrated, dishwasher and tiled flooring.

Utility Room

1.89m x 1.48m (6' 2" x 4' 10") The utility room has a double glazed window to rear, ceramic sink unit inset to countertop, freestanding washing machine and fridge-freezer, radiator and tiled flooring.

W.C.

1.60m x 1.46m (5' 3" x 4' 9") The w.c features a double glazed frosted window to rear, low level w.c, radiator, wash hand basin with storage under, partly tiled walls and wood effect flooring.

Principal Bedroom

4.30m x 3.72m (14' 1" x 12' 2") The principal bedroom benefits from two double glazed windows to rear, built-in wardrobes, radiator, carpeted flooring and an en-suite shower room.

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En-Suite Shower Room

2.00m x 1.68m (6' 7" x 5' 6") The en-suite features a double glazed window to rear, wash hand basin with storage under, chrome ladder style radiator, walk-in shower with glass screen, partly tiled walls and tiled flooring.

Bedroom Two

4.24m x 3.36m (13' 11" x 11' 0") Bedroom two has a double glazed window to front, radiator and carpeted flooring.

Bedroom Three

3.38m x 3.21m (11' 1" x 10' 6") Bedroom three features a double glazed window to front, radiator and carpeted flooring.

Bathroom

2.89m x 1.64m (9' 6" x 5' 5") The bathroom benefits from a double glazed frosted window to side, clawfoot bath with tiled flooring under, low level w.c, radiator, vanity wash hand basin, downlights and wood effect flooring.

Garage

4.91m x 2.73m (16' 1" x 8' 11") The garage offers power, lighting and storage/utility space.

EXTERNAL

Front Garden

The front of the property oozes curb appeal and offers a lovely lawned area with mature hedging and a double driveway, half hardstanding and half shingled.

Rear Garden

The Easterly facing rear garden provides serenity and privacy, with its bordered mature greenery. The garden is mainly lawned with a raised patio seating area.

Council Tax Band - E.

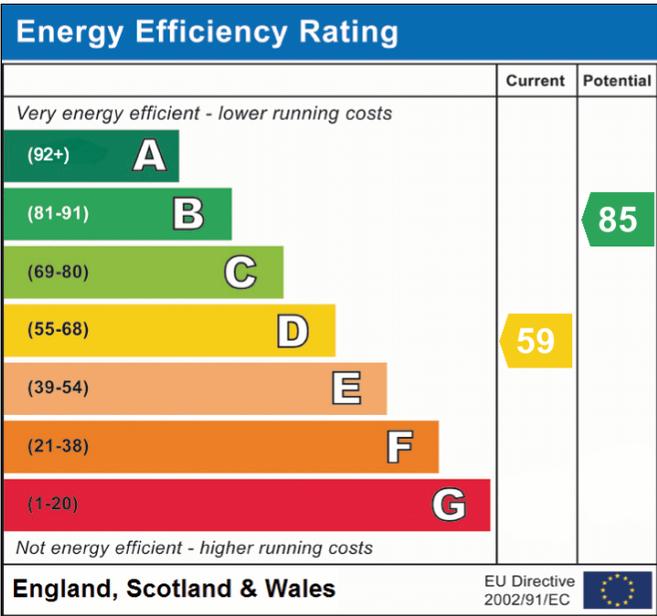
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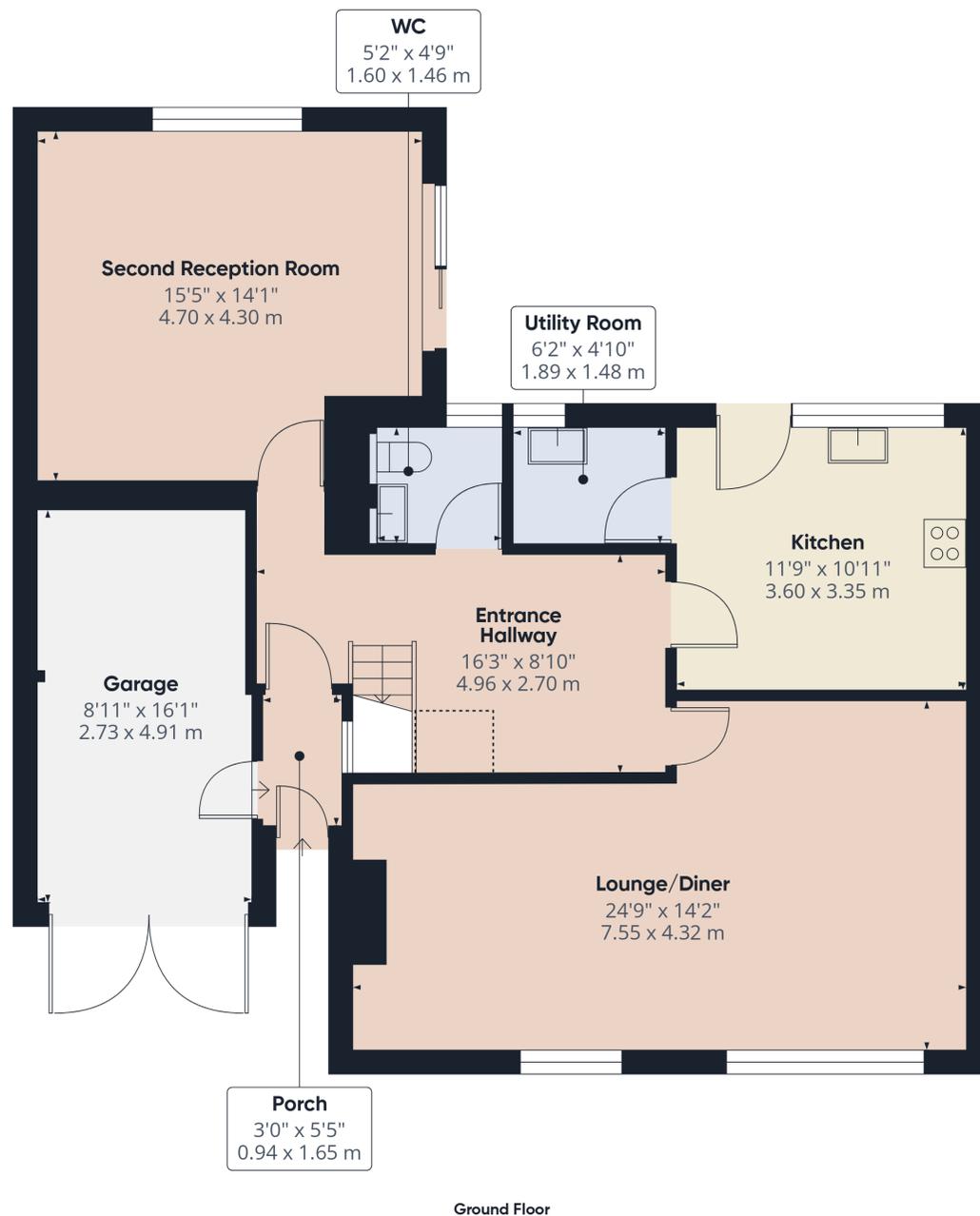


Viewing strictly by prior appointment with the Selling Agents
TERENCE PAINTER.

Email: sales@terencepainter.co.uk

Prospect House, 44 High Street, Broadstairs, Kent, CT10 1JT.

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Ground Floor

Approximate total area⁽¹⁾

1006 ft²
93.5 m²

Reduced headroom

8 ft²
0.7 m²

(1) Excluding balconies and terraces

Reduced headroom

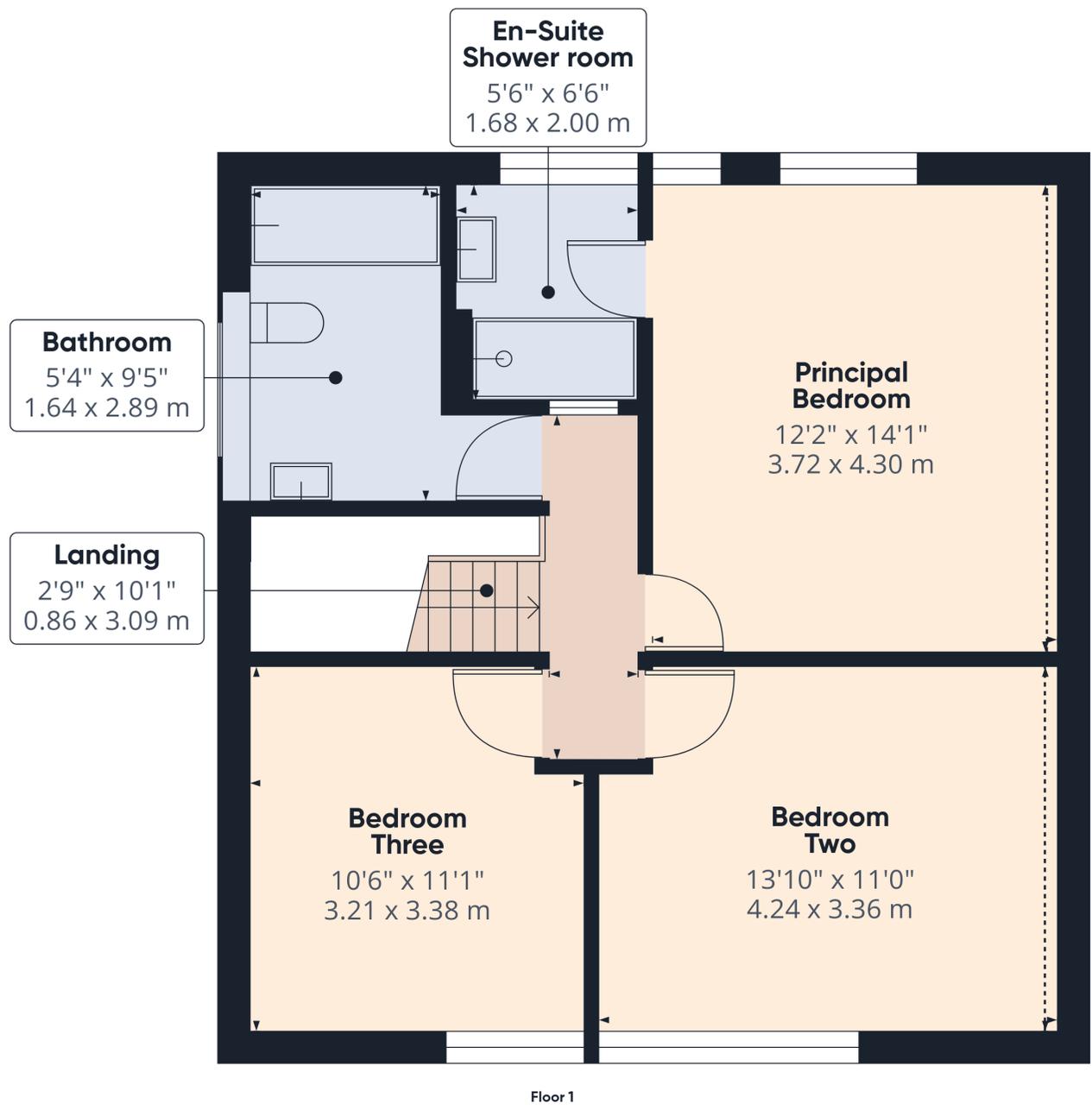
..... Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360

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Approximate total area⁽¹⁾
554 ft²
51.5 m²

Reduced headroom
11 ft²
1 m²

(1) Excluding balconies and terraces

Reduced headroom
..... Below 5 ft/1.5 m

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