

KE



7 The Heath, Whitstable, CT5 3HJ

£325,000

- Three Bedroom Semi-Detached House
- Beautifully Presented
- Driveway For Ample Parking
- Detached Garage
- Close To Local Amenities And Good Transport Links

7 The Heath, Whitstable CT5 3HJ

This well presented and maintained three bedroom semi-detached family home is situated in Whitstable. The property comprises of an entrance hall, downstairs cloakroom, kitchen with a range of base and higher units and gas hob with built in electric oven.

There is a large lounge/dining room offering plenty of light and the added bonus of a conservatory. Stairs from the hallway lead to the first floor landing offering a bathroom, over bath shower, basin and WC, plus three bedrooms. There is also the benefit of a loft room/hobby/working from home space, accessed by a ladder with full electrics, Velux window and radiator. Outside the garden offers a lawned space with raised borders and access to the good size detached garage. To the front there is a driveway offering parking for several cars/caravan. A viewing is highly recommended to appreciate the size and condition.



Council Tax Band: C



GROUND FLOOR

Entrance Hall

Cloakroom

Kitchen

9'10 x 7'3

Lounge/Diner

23'11 x 9'10

Conservatory

9'10 x 9'10

FIRST FLOOR

Landing

Bedroom One

9'10 x 10'2

Bedroom Two

9'6 x 10'2

Bedroom Three

8'2 x 6'6

Bathroom

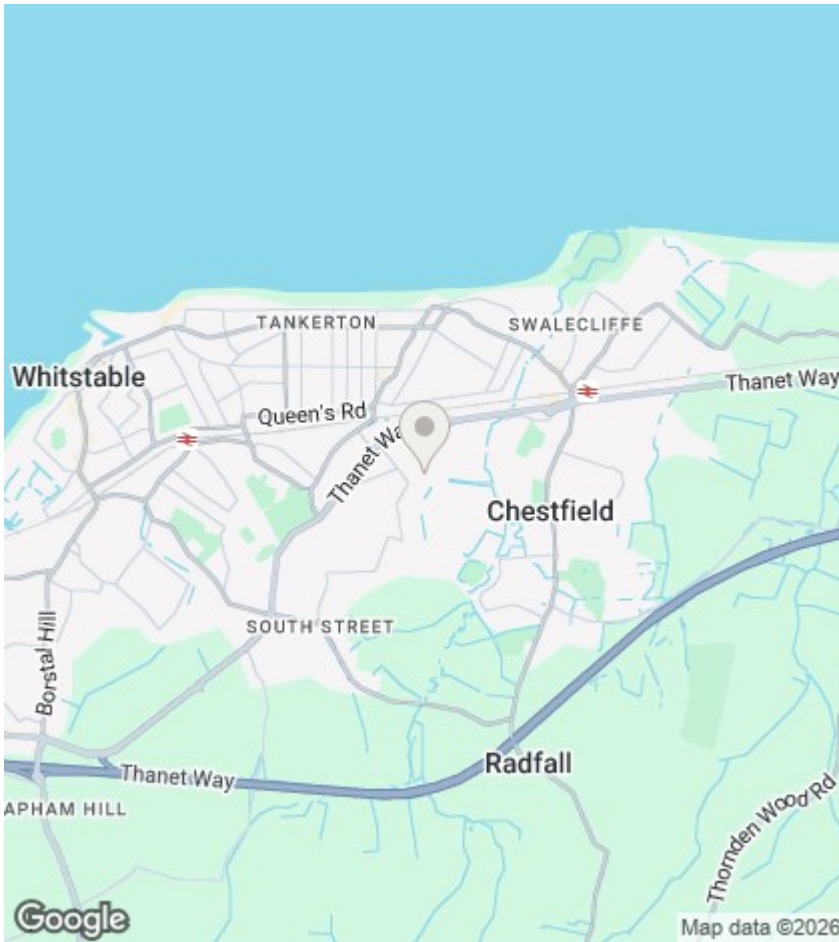
OUTSIDE

Rear Garden

Driveway

COUNCIL TAX BAND C

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



Viewings

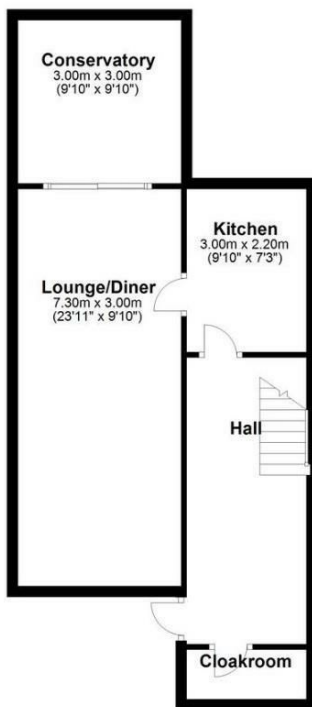
Viewings by arrangement only. Call 01227 389 998 to make an appointment.

EPC Rating:

C

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		71	77
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Ground Floor



First Floor

