

# KE



15 Cherry Blossom Drive, Herne Bay, CT6 6FB

£269,000

- Two Bedrooms
- Exclusive Gated Development
- Large Living/Dining Space
- En-Suite Shower Room
- Immaculate Throughout
- Large Decked Seating Area Outside

# 15 Cherry Blossom Drive, Herne Bay CT6 6FB

Set in the peaceful and picturesque surroundings of Cherry Blossom Drive in Herne Bay, this beautifully presented park home is located within an exclusive gated community located close to the sea and local amenities tailored for residents aged 45 and over. Combining comfort, security, and a warm sense of community, it offers the perfect setting for those seeking a relaxed yet engaging lifestyle.

From the moment you arrive, the development impresses with its immaculately landscaped gardens and an atmosphere of calm and privacy. Residents also enjoy exclusive access to a private swimming pool, perfect for leisurely swims or staying active in a tranquil setting.

The home itself is thoughtfully laid out, offering generous living space ideal for both unwinding and entertaining. Finished to a high standard with contemporary features and stylish touches throughout, it effortlessly balances elegance and practicality. The master bedroom is a standout, complete with its own dressing area and a modern en-suite bathroom providing a private and luxurious retreat.

Herne Bay provides a charming coastal setting, with an inviting mix of independent shops, cosy cafes, and scenic seafront walks. Excellent transport links make it easy to explore the surrounding areas or enjoy trips to nearby towns.



Council Tax Band: B



## GROUND FLOOR

### Entrance Hall

### Lounge/Diner

Lounge Area 19'8 x 9'10

Dining Area 9'6 x 8'3

Wall mounted fire, laminate flooring, two radiators, TV point, double glazed windows to front.

### Kitchen

12'10 x 7'10

A range of modern wall and base units with worktop over, stainless steel sink and drainer, four ring gas hob with extractor over, double oven. Integral dishwasher, washing machine and fridge/freezer. Laminate flooring, combi boiler, double glazed window to side.

### Master Bedroom

13'2 x 10'5

Fitted wardrobes, radiator, TV points, double glazed window to side.

### Dressing Room

### En-Suite Shower Room

7'6 x 5'3

Large shower cubicle, low level WC, wash hand basin, heated wall mounted towel rail, double glazed window to rear.

### Bedroom Two

10'4 x 9'1

Fitted wardrobes, radiator, TV point, double glazed window to side.

### Bathroom

6'9 x 5'10

Panelled bath unit, overhead shower, low level WC, hand wash basin, heated wall mounted towel rail, double glazed window to side.

## OUTSIDE

### Decked Seating Area

14' x 11'9

A large raised decked area and garden space at both the back and front with storage sheds and electric points.

### Parking

Parking for two to three cars adjacent to the home.

## Site Fees (At The Time Of Listing)

£273.15 per month

Please note that the site fee (also known as pitch fee, or ground rent) is subject to change and reviewed annually. Ground rent can only be increased in line with the Consumer Price Index and includes waste water charges.

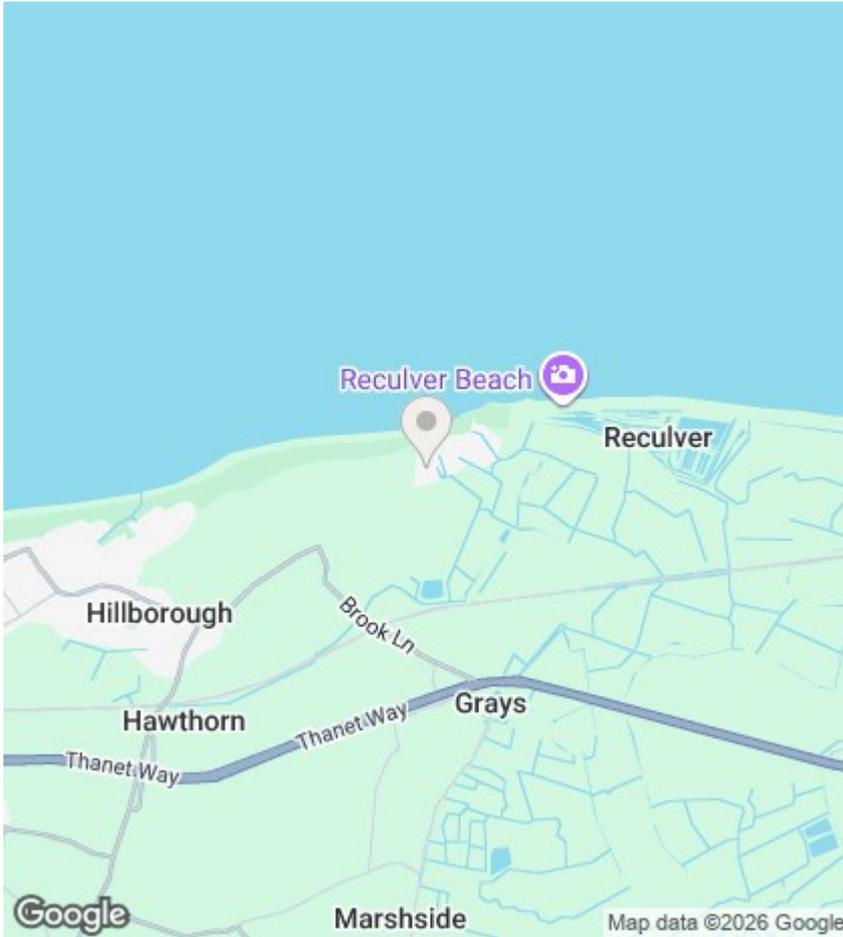
## Tenure

Freehold

Pets are permitted on this site.

## COUNCIL TAX BAND B

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



## Viewings

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

EPC Rating:

