

KE



49 Alexandria Drive, Herne Bay, Kent, CT6 8HX

£325,000

- 2 bed semi detached bungalow
- No onward chain
- Established rear garden
- Desirable location close to Herne Bay sea front
- Good size kitchen/diner

49 Alexandria Drive, Herne Bay CT6 8HX

Located in the Hampton area of Herne Bay, this charming two-bedroom semi-detached bungalow on Alexandria Drive presents an excellent opportunity for those seeking a comfortable and convenient home. The property boasts a good-sized kitchen/diner, perfect for both family meals and entertaining guests.

One of the standout features of this bungalow is its enviable location, just a short stroll from the picturesque Herne Bay seafront. Here, you can enjoy the refreshing sea breeze and the beautiful coastal views that this vibrant town has to offer.

With no onward chain, this property is ready for you to move in without delay, making it an ideal choice for first-time buyers, downsizers, or anyone looking for a peaceful retreat by the sea.

This bungalow combines practicality with a prime location, making it a must-see for anyone looking to embrace the coastal lifestyle. Don't miss the chance to make this delightful property your new home.



Council Tax Band:



Hallway

Front door

Kitchen/diner

15'1' x 9'2'

Double glazed window to side and door to rear garden, sink and drainer with selection of matching wall and base units, space for washing machine, electric oven and hob

Lounge

12'2' x 12'4'

Double glazed window to rear

Bedroom 1

15'5' x 12'3'

Double glazed window to front

Bedroom 2

10' x 9'

Double glazed window to front

Bathroom

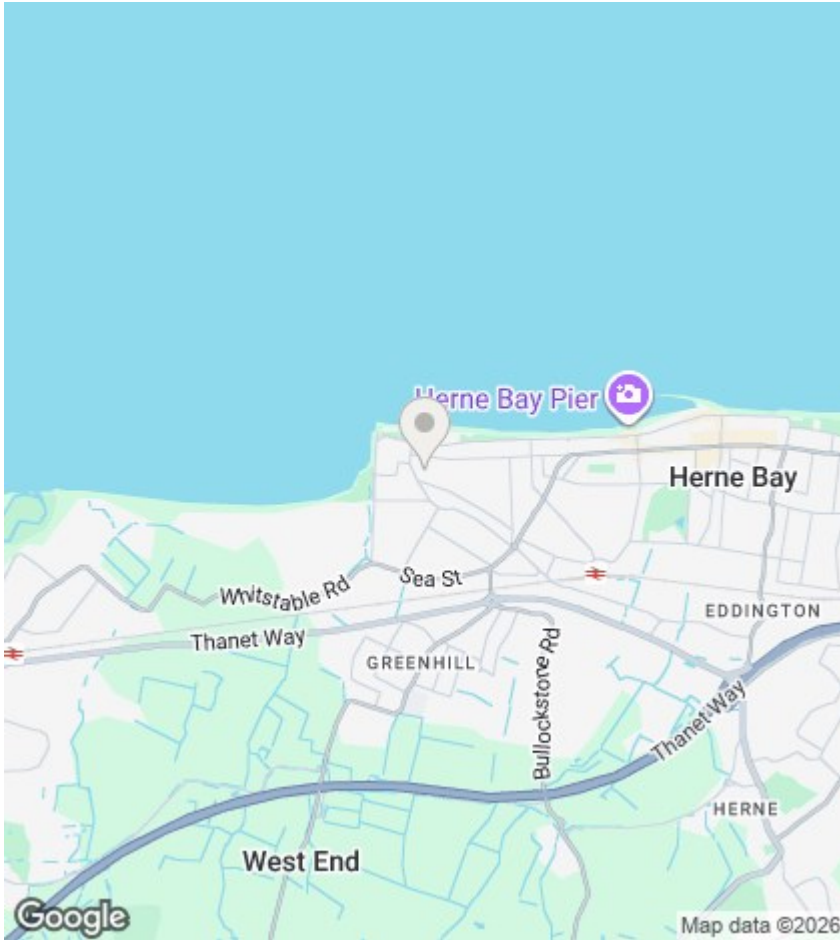
Double glazed window to side, panelled bath with shower over, pedestal wash hand basin, low flush wc

Rear garden

Fully enclosed, laid to lawn with flower and shrub borders, shed, greenhouse, patio area

Front garden

Laid to lawn, pathway



Viewings

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

EPC Rating:

D

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		89
(81-91) B		
(69-80) C		
(55-68) D	62	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC



Ground Floor
Approx. 59.6 sq. metres (641.2 sq. feet)



Total area: approx. 59.6 sq. metres (641.2 sq. feet)