WILBEE & SON

01227 374010
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Flat 4 - 16 Canterbury Road, Herne Bay, Kent, CT6 5HR



Lower ground floor self contained freehold flat located in a convenient central position just off the town centre and sea front. Ideal for first time buyers. Offered with no forward chain. Features gas central heating. Garage and parking space. Very small garden area available. this flat is spacious and could lend itself to create a 2nd bedroom subject to building regulations approval.







£165,000 Freehold

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Main Door
5 Steps down to the main door.

Kitchen
12'9 x 10'5 (3.89m x 3.18m)
8 month old kitchen. Base units. Wall cupboards. Electric hob and electric oven (new). Radiator. Recess and plumbed for washing machine. Power points. Stainless steel sink unit.

Inner Hallway
24' in length (7.32m in length)
Ample storage cupboards. Power points. Radiator.

Bedroom
16'8 x 11' (5.08m x 3.35m)
Radiator. Power points. Fitted wardrobes.

Lounge
18'10 (into bay) x 13'8 (5.74m (into bay) x 4.17m)
2x radiator. Power points.

Bathroom/WC
15' (max depth) (4.57m (max depth))
Irregular shape. Panelled bath. Built-in cupboard. Vanity wash handbasin. Low level WC suite. Tiled walls. Radiator.

Garage/Store
17' x 8' (5.18m x 2.44m)
Power and light. Gas boiler for central heating and hot water. Up and over door. Personal door.

NOTES
Share of freehold (5 flats in total). Lifetime lease available if required).



