



Price
£350,000

Freehold

3x  1x  1x 

**St. George's Avenue,
Herne Bay, Kent, CT6**

Wards
Helping you move forwards



Main features

- Lounge with rear extension
- Close to town centre, and rail links.
- Downstairs cloakroom
- Stunning kitchen/diner with separate utility area
- Large garden, southerly aspect.

Accommodation

GROUND FLOOR

Entrance Hallway

Lounge: 21'7 x 13'9 (6.58m x 4.19m)

Family Room

Kitchen/ Diner: 18'4 x 11'3 (5.59m x 3.43m)

Utility Room: 8'6 x 4'5 (2.59m x 1.35m)

FIRST FLOOR

Landing

Bedroom 3: 10'9 x 9'2 (3.28m x 2.80m)

Bedroom 1: 12'5 x 10'9 (3.79m x 3.28m)

Bedroom 2: 11'6 x 9'5 (3.51m x 2.87m)

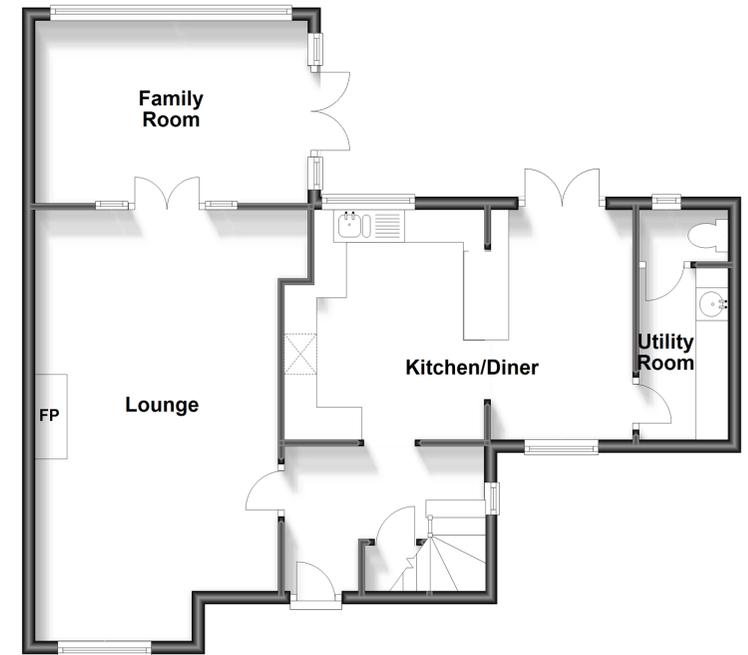
Bathroom

OUTSIDE

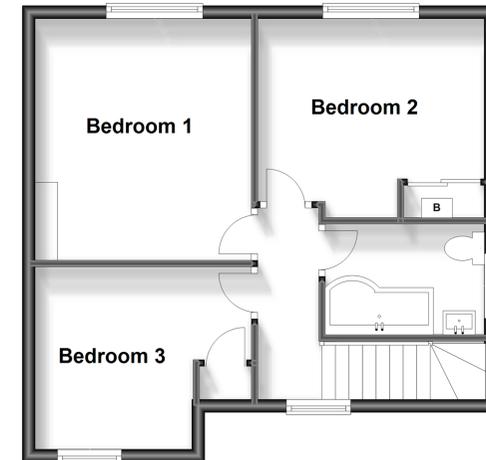
Front Garden

Rear Garden

Ground Floor
Approx. 68.3 sq. metres (735.1 sq. feet)



First Floor
Approx. 42.7 sq. metres (459.3 sq. feet)



Call Herne Bay - 01227 361226 ■ wardsof Kent.co.uk

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale



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