



11 Arden Road, Herne Bay
£475,000

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Herne Bay, Herne Bay

DETACHED FOUR BEDROOM FAMILY HOME IN A POPULAR LOCATION WITH LARGE GARAGE AND GARDEN Miles and Barr are excited to present to the market this great family home, located in the sought-after residential area of Broomfield on the outskirts of Herne Bay, on Arden Road. Upstairs the home holds four well proportioned bedrooms, central landing area and bathroom with corner bath. The downstairs accommodation is comprised of shower room, modern fitted stylish kitchen offering ample storage space and work surface. The living space is a large light and airy lounge diner, that leads back to the conservatory. Externally the garden is mostly laid to lawn, with patio area outside the home, seating area at the end of the garden and large garage with off street parking for three cars to the front driveway. Homes in this area are always highly sought after due to the close access to amenities, excellent transport links and shops. Please contact sole agents Miles and Barr for more information or to organise your personal viewing appointment today.

- Garage
- Detached Property
- Conservatory
- Four Bedrooms





Entrance

Inner Hall

Shower Room

Dimensions: 2.21 x 2.36 (7'3" x 7'8").

Kitchen

Dimensions: 2.21 x 3.78 (7'3" x 12'4").

Lounge

Dimensions: 3.28 x 6.73 (10'9" x 22'0").

Conservatory

Dimensions: 3.12 x 3.81 (10'2" x 12'5").

First Floor

Bedroom One

Dimensions: 2.24 x 3.45 (7'4" x 11'3").

Bedroom Two

Dimensions: 2.74 x 3.40 (8'11" x 11'1").

Bathroom

Dimensions: 1.85 x 2.21 (6'0" x 7'3").

Bedroom Three

Dimensions: 2.57 x 3.25 (8'5" x 10'7").

Bedroom Four

Dimensions: 2.26 x 2.49 (7'4" x 8'2").

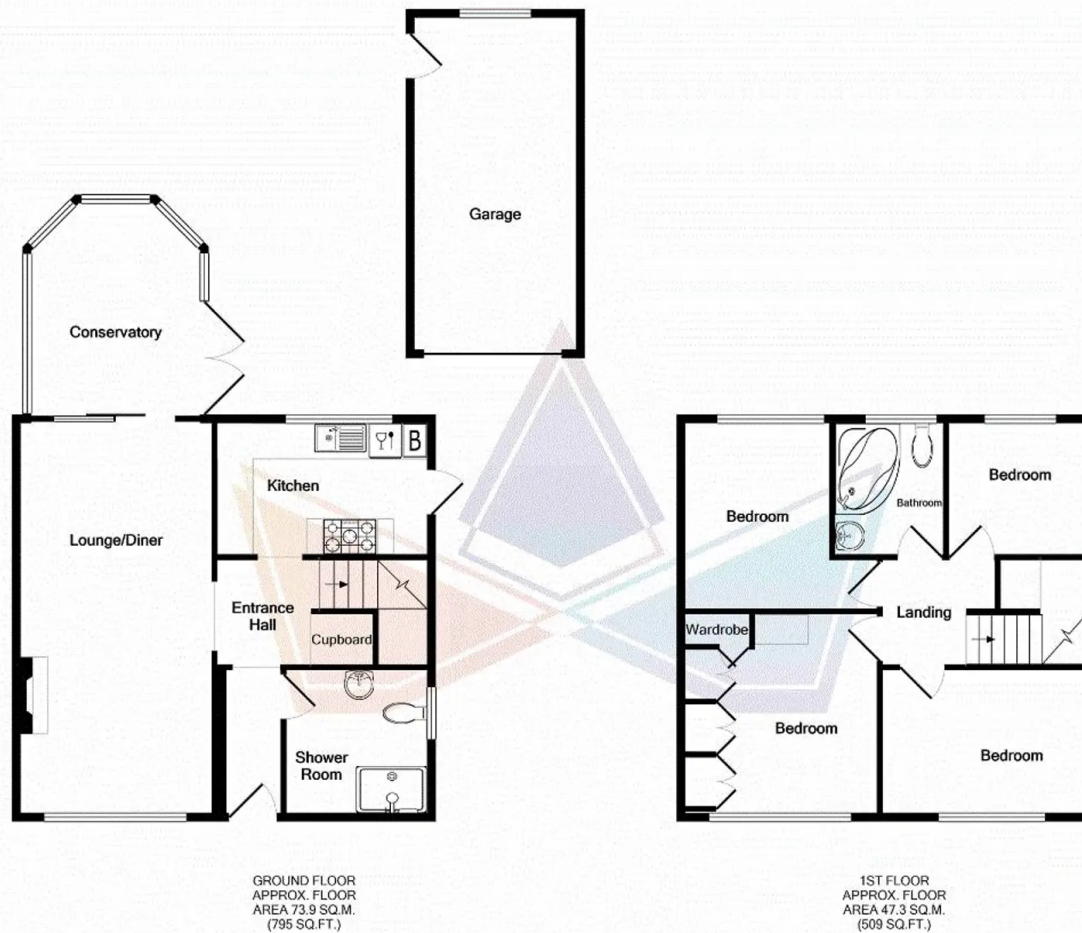
External

Off Street Parking

Garage

Rear Garden





GROUND FLOOR
APPROX. FLOOR
AREA 73.9 SQ.M.
(795 SQ.FT.)

1ST FLOOR
APPROX. FLOOR
AREA 47.3 SQ.M.
(509 SQ.FT.)



TOTAL APPROX. FLOOR AREA 121.2 SQ.M. (1304 SQ.FT.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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