



27 Alma Road, Herne Bay

In Excess of **£375,000**

27 Alma Road

Herne Bay, Herne Bay

CHAIN FREE EXTENDED SEMI-DETACHED HOME WITH NEW BOILER JUST A STONES THROW FROM THE DOWNS AND SEAFRONT...

Internally, the property has three double bedrooms, the two to the front and back being very large and the third a small double. Downstairs you enter into porch, with light and airy lounge to the front with feature fireplace and bow bay window, moving towards the rear of the property there is dining room, family bathroom, and large kitchen with ample storage space, work surface and room for a dining table.

There is a conservatory to the back with laid to lawn secluded garden and large shed in, with side access leading to the driveway to the front. There is potential to put a W/C upstairs in the hallway as the bathroom and therefore plumbing is directly beneath.

The home is perfectly positioned for access to all that Herne Bay and Beltinge has to offer, with shops, schools, transport links and of course beautiful seafront all being in close proximity. The home is to be offered with NO ONWARD CHAIN and would be ideal for a family or an investment opportunity.

- Chain Free
- Period Features
- Extended Living Accommodation
- Off Street Parking
- Stones Throw From Seafront
- Close To Local Amenities



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Herne Bay, Herne Bay

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Miles and Barr are excited to present to the market this well presented three-bedroom house with off street parking just a short walk from the seafront on Alma Road, Herne Bay.

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- Chain Free





Entrance

Lounge

14' 5" x 10' 12" (4.4m x 3.35m)

Dining Room

11' 2" x 8' 10" (3.4m x 2.68m)

Kitchen

14' 2" x 10' 11" (4.33m x 3.33m)

Conservatory

10' 0" x 6' 0" (3.06m x 1.84m)

Bathroom

9' 3" x 4' 8" (2.83m x 1.41m)

Bedroom One

13' 8" x 11' 2" (4.16m x 3.4m)

Bedroom Two

10' 11" x 10' 11" (3.34m x 3.33m)

Bedroom Three

8' 6" x 8' 5" (2.59m x 2.57m)





Miles & Barr

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We have not carried out a structural survey, appliances & services are untested, dimensions are approximate, floor plans are not to scale. Legal advice should be taken to verify fixtures/fittings/planning/alterations and/or lease details before proceeding. On acceptance of an offer, purchasers must undertake ID checks; this is a legal requirement in accordance with Anti Money Laundering Regulations. We use a specialist company, Lifetime Legal and the cost is £60 inc VAT per purchase, paid directly to Lifetime Legal, once offer agreed and prior to issuing sales memorandum. This Charge is non-refundable For Referral Fee Disclosure visit: milesandbarr.co.uk/referral-fee-disclosure