



6 Sanderling Road, Herne Bay

In Excess of £500,000



# 6 Sanderling Road

Herne Bay, Herne Bay

LARGE DETACHED FAMILY HOME WITH INTEGRAL GARAGE!

Situated in the sought-after Castle Chase development with cliff side and beach walks, local shops and the village school nearby. A fantastic four bedroom detached house that offers spacious, modern accommodation and the luxury of an en-suite to the master bedroom. The property also has the added benefit of solar panels to help with the ever rising energy costs.

Downstairs accommodation comprises entrance hall, well proportioned lounge with bay window, dining room, light and airy kitchen and utility room and an office. On the first floor you will find the master bedroom with built in wardrobes and an en-suite bathroom featuring separate shower cubicle, three further good sized bedrooms two with built in wardrobes and a family bathroom. The property also benefits from having an attractive rear garden complete with gazebo and summer cabin, driveway and integral garage. Call Miles & Barr in Herne bay to arrange your internal viewing.

- Popular Location
- En-Suite To Master Bedroom
- Integral Garage And Off Road Parking
- Utility Room
- Well Presented
- Solar Panels
- Office Room
- Large Four Bedroom Detached Family Home





### **Entrance**

Leading to

### **Downstairs WC**

With hand wash basin

### **Lounge**

16' 3" x 11' 8" (4.95m x 3.56m)

### **Dining Room**

12' 5" x 9' 11" (3.78m x 3.02m)

### **Kitchen**

14' 7" x 13' 3" (4.45m x 4.04m)

### **Office**

8' 1" x 7' 6" (2.47m x 2.28m)

### **Utility Room**

10' 1" x 4' 11" (3.07m x 1.50m)

### **First Floor**

Leading to

### **Bedroom One ( En-Suite )**

11' 8" x 11' 0" (3.56m x 3.35m)

### **Bedroom Two**

11' 4" x 10' 3" (3.45m x 3.12m)

### **Bedroom Three**

10' 2" x 10' 1" (3.10m x 3.07m)

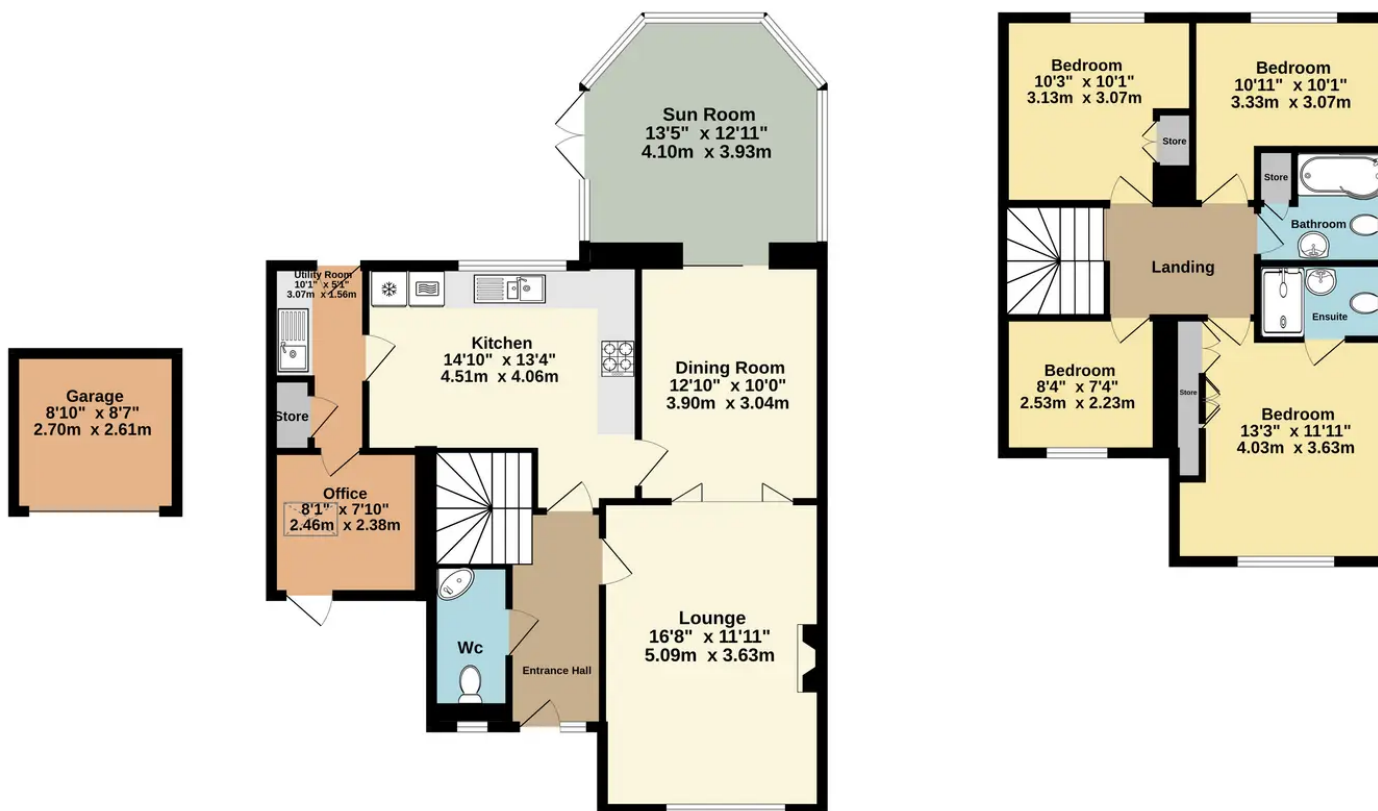
### **Bedroom Four**

8' 4" x 7' 6" (2.54m x 2.29m)

### **Bathroom**

6' 2" x 8' 2" (1.87m x 2.48m)





TOTAL FLOOR AREA : 1544 sq.ft. (143.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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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