



21 Mill Lane, Herne Bay
£975,000

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Step into a world of refined living with this magnificent corner plot residence, perfectly poised in a highly sought-after family location. Spanning three floors, this home offers an impressive array of features, including seven bedrooms, substantial living space, and versatile accommodation to suit your every need even with the possibility of an annex.

Nestled on an enviable corner plot, this property greets you with undeniable curb appeal and exclusivity with its architectural stylings and size. As you enter, you'll be greeted by a grand foyer with vaulted ceiling, leading to separate living areas on the ground floor, with double aspect sitting room to the front of the home, downstairs cloakroom for convenience, separate dining room, with large light and airy kitchen living space to the rear with stylish modern fitted kitchen that is bathed in natural light pouring through the windows and two sets of French doors in the room. Off of this room is a utility room with W/C. opposite the utility is the converted garage, that currently is used as a playroom, but could easily be part of an annex, with a large store/pantry off of this room.

The first floor has a striking galleried landing, with an impressive five double bedrooms off of it, a laundry room and a family bathroom. The master bedroom has a four-piece en-suite bathroom, and the largest bedroom offering a staggering approx. 37m² of floor space.

The second floor has a large landing area that is used as an office, with two further double bedrooms on either side, both having access into the eaves loft storage.

Versatility abounds in this home, with a wealth of adaptable spaces that cater to your unique lifestyle.





Ground Floor

Entrance Lobby

Leading to

Living Room

21' 3" x 18' 6" (6.48m x 5.64m)

WC

39' 0" x 4' 6" (11.89m x 1.37m)

Dining Room

15' 11" x 12' 4" (4.84m x 3.76m)

Kitchen/Sitting Room

32' 9" x 14' 1" (9.98m x 4.28m)

Utility Room

7' 10" x 5' 9" (2.39m x 1.75m)

Family Room

21' 6" x 12' 4" (6.56m x 3.76m)

Store Room

21' 6" x 5' 11" (6.56m x 1.80m)

First Floor

Landing

Leading to

Bedroom

21' 9" x 18' 11" (6.62m x 5.76m)

Bedroom

18' 8" x 9' 9" (5.70m x 2.98m)

Bedroom

15' 7" x 9' 8" (4.76m x 2.94m)

Family Bathroom

8' 7" x 6' 2" (2.62m x 1.88m)

Bedroom

18' 11" x 17' 8" (5.77m x 5.38m)





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