



12 Clifftown Gardens, Herne Bay
£465,000

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Introducing a stunning two Bedroom Detached Chalet Bungalow, exceptionally presented and situated in a tranquil residential area. This property boasts a full-length conservatory, ample off-road parking, and a sizeable garage. The real highlight is the expansive L-shaped garden that spans an impressive 100 feet, providing a private and serene outdoor retreat.

Upon entering the chalet bungalow, prospective buyers will immediately appreciate the elegant dining room. The living space flows seamlessly, with the lounge positioned towards the rear of the property. This strategic arrangement allows residents to immerse themselves in the tranquillity of the secluded garden while enjoying the comfort and convenience of their home. Additionally, the wide conservatory provide not to distant sea views, creating a truly picturesque backdrop.

The interior of the property has been meticulously cared for, presenting a clean and sophisticated living environment. The contemporary kitchen is well-appointed, with fixtures and integrated appliances. Its sleek design complements the overall aesthetic of the home, while also offering practicality and functionality. The chalet bungalow comprises two generously sized bedrooms, offering ample space for rest and relaxation. Each bedroom is tastefully decorated, incorporating neutral tones that create a calming atmosphere. Natural light floods the rooms, enhancing the sense of serenity. Both bedrooms benefit from built-in wardrobes, eliminating the need for additional storage solutions. With the main bedroom benefiting from an En-Suite.



**Entrance**

Leading to

Dining Room

13' 6" x 11' 6" (4.12m x 3.50m)

Bathroom

7' 9" x 5' 7" (2.37m x 1.69m)

Lounge

15' 8" x 12' 7" (4.77m x 3.83m)

Kitchen

12' 6" x 9' 9" (3.82m x 2.98m)

Conservatory

21' 11" x 10' 2" (6.69m x 3.10m)

First Floor

Leading to

Bedroom

10' 11" x 9' 7" (3.32m x 2.93m)

Bedroom

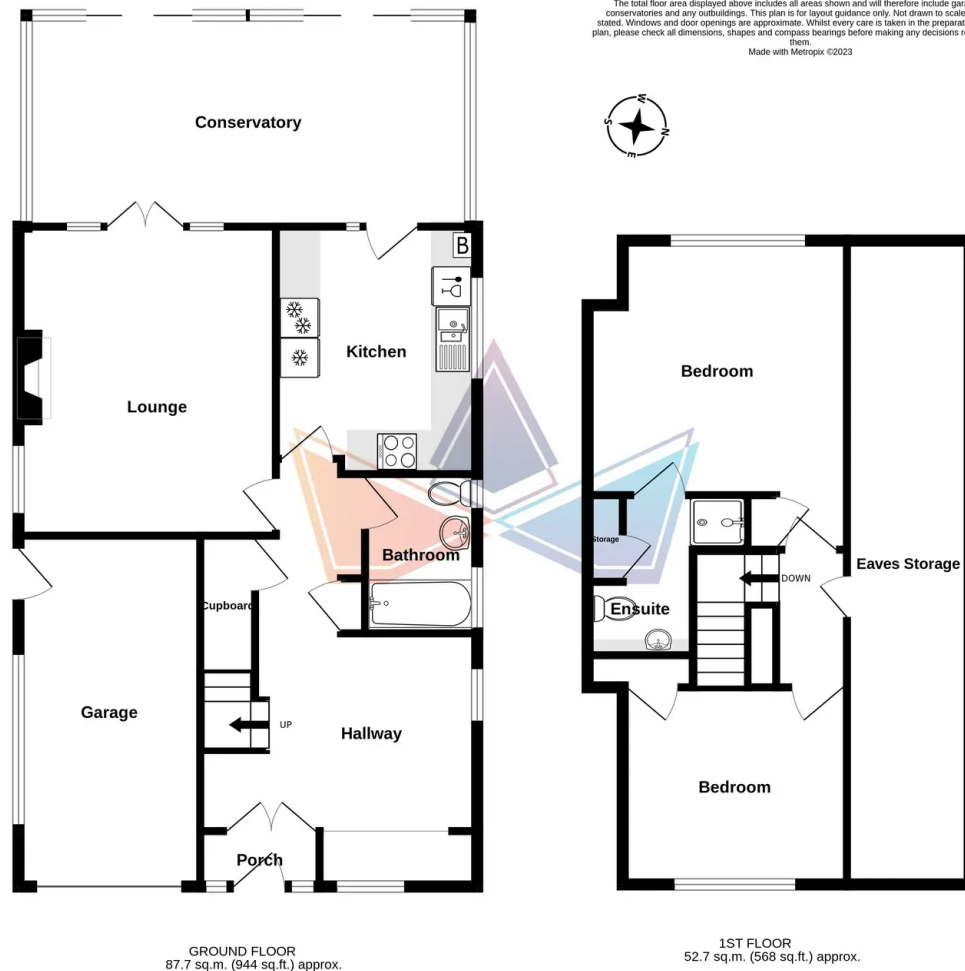
12' 5" x 12' 3" (3.79m x 3.73m)

En-Suite

8' 3" x 5' 1" (2.51m x 1.56m)



TOTAL FLOOR AREA : 140.4 sq.m. (1512 sq.ft.) approx.
The total floor area displayed above includes all areas shown and will therefore include garages, conservatories and any outbuildings. This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.
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Miles & Barr

125 High Street, Herne Bay - CT6 5LA

01227 740 840

hernebay@milesandbarr.co.uk

www.milesandbarr.co.uk/

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