



2 Arundel Road, Cliffsend
£675,000



2 Arundel Road

Cliffsend, Ramsgate

Presenting a magnificent opportunity, we proudly introduce this large four/five-bedroom detached house situated on Arundel Road, Cliffsend. Uniquely crafted as a self-build by the current owner, this property epitomizes exceptional craftsmanship, evident in its impeccable high-standard finish.

Step inside and experience a residence adorned with impressive features, including solar panels, air conditioning, MVHR ventilation, underfloor heating, polished concrete floors, and bifold doors, seamlessly connecting the interior to the picturesque garden. The home is an epitome of modern comfort and efficiency.

Upon entry, a grand and welcoming hallway awaits, leading to the versatile office/fifth bedroom on the left, followed by the lavish family bathroom, boasting a shower area, a freestanding bath, and a floating sink. A utility room adds practicality to daily living. To the right, you'll discover two spacious double bedrooms, and ahead, a bespoke wooden staircase with an elegant glass balustrade.

Venturing further, the main living space unfolds, revealing an open plan kitchen/diner and living room, perfect for social gatherings and cherished family moments. The kitchen area showcases a sizable island with a sleek curved steel worktop and built-in gas hob, along with other modern appliances. Bifold doors grace the kitchen, extending the entertainment area to the garden patio.

The living room equally benefits from bifold doors and boasts a high vaulted ceiling, creating an airy





Ground Floor

Bedroom

15' 0" x 11' 8" (4.57m x 3.56m)

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Bedroom/Study

8' 10" x 8' 1" (2.68m x 2.47m)

Bathroom

Bath and Shower

Utility Room

Utility Room

Kitchen/Diner

30' 7" x 13' 6" (9.32m x 4.12m)

Living Room

18' 3" x 13' 7" (5.56m x 4.14m)

First Floor

Leading to

Bedroom

26' 7" x 23' 1" (8.10m x 7.04m)

En-Suite

En-Suite

Bedroom

22' 4" x 17' 5" (6.80m x 5.30m)

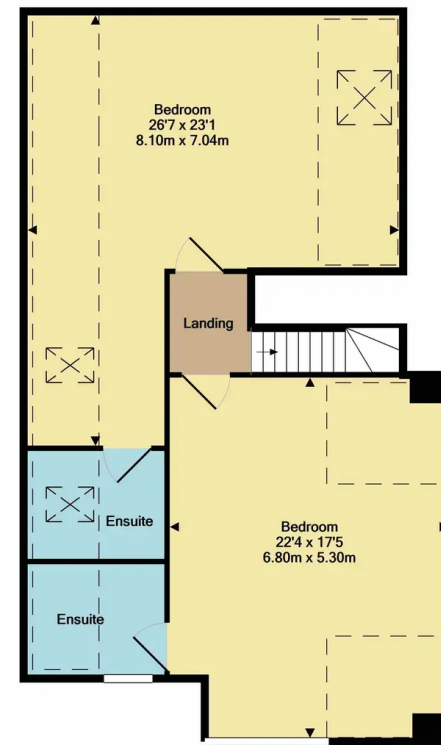
En-Suite

En-Suite





GROUND FLOOR
APPROX. FLOOR
AREA 1462 SQ.FT.
(135.8 SQ.M.)



1ST FLOOR
APPROX. FLOOR
AREA 1011 SQ.FT.
(93.9 SQ.M.)

TOTAL APPROX. FLOOR AREA 2473 SQ.FT. (229.7 SQ.M.)
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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Miles & Barr Exclusive Homes

14 Lower Chantry Lane, Canterbury - CT1 1UF

01227 499 000

exclusive@milesandbarr.co.uk

www.milesandbarr.co.uk/

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