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Property brochure



CRUNDALE WAY
CLIFTONVILLE
KENT
CT9 3YH

Price: £385,000

3 Bedrooms

2 Receptions


1 Bathroom


1 Garage

EPC C

Tenure FREEHOLD
Council Tax C



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The Property

A BEAUTIFULLY PRESENTED FAMILY HOME ON THE POPULAR PALM BAY DEVELOPMENT.....Located on Crundale Way sits this immaculately presented semi detached family home. Having been extended on the ground floor to double the reception space, the property now offers a bright and airy living room, dining room, new kitchen and W.C to the ground floor. To the first floor there are three generously proportioned bedrooms and a modern family bathroom. Outside there is a block paved driveway for 3 vehicles leading to a garage and to the rear is a landscaped, low maintenance garden. Other benefits include double glazing and central heating. Call Oakwood homes for further information.

Location

Palm Bay is a popular suburb of Cliftonville, positioned on the coast between Walpole Bay and Botany Bay. The famous seaside towns of both Broadstairs and Margate are only a short distance away. Margate Old Town is just a couple of miles away and offers a great selection of independent shops, bars and restaurants. Other attractions include the Turner Contemporary Gallery and Dreamland, and just to the west of the main beach you can find the mainline station offering high speed travel to London and beyond.

Accommodation

GROUND FLOOR

Entrance Hall
WC

Kitchen 11'11" (3.63m) x 8'2" (2.49m)

Dining Room 18'8" (5.69m) x 11' (3.35m)

Lounge 17'1" (5.21m) x 10'11" (3.33m)

FIRST FLOOR

Bedroom 1 14'2" (4.32m) x 9' (2.74m)

Bedroom 2 11'4" (3.45m) x 9'6" (2.90m)

Bedroom 3 9'1" (2.77m) x 8'2" (2.49m)

Bathroom 10'2" (3.10m) x 5'2" (1.57m)

OUTSIDE

Off street parking to front for approx 3 vehicles leading to Single garage

Low maintenance rear garden, enclosed rear garden comprising large sandstone patio, artificial lawn and raised flower borders

Material Information:

We are obliged to comment that planning permission has been granted for a first floor extension to the neighbouring house.



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Key Features

- Extended
- 3 bedrooms
- 2 reception rooms
- New kitchen
- Low maintenance garden
- Off Street Parking
- Garage

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Agent's Note: None of the appliances or services have been tested and prospective purchasers should satisfy themselves as to their condition. MAR0022862/20240328/ASDP



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