

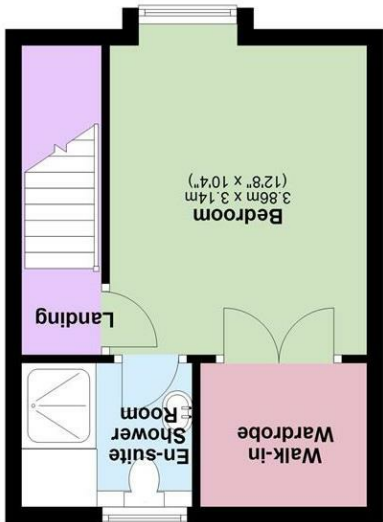
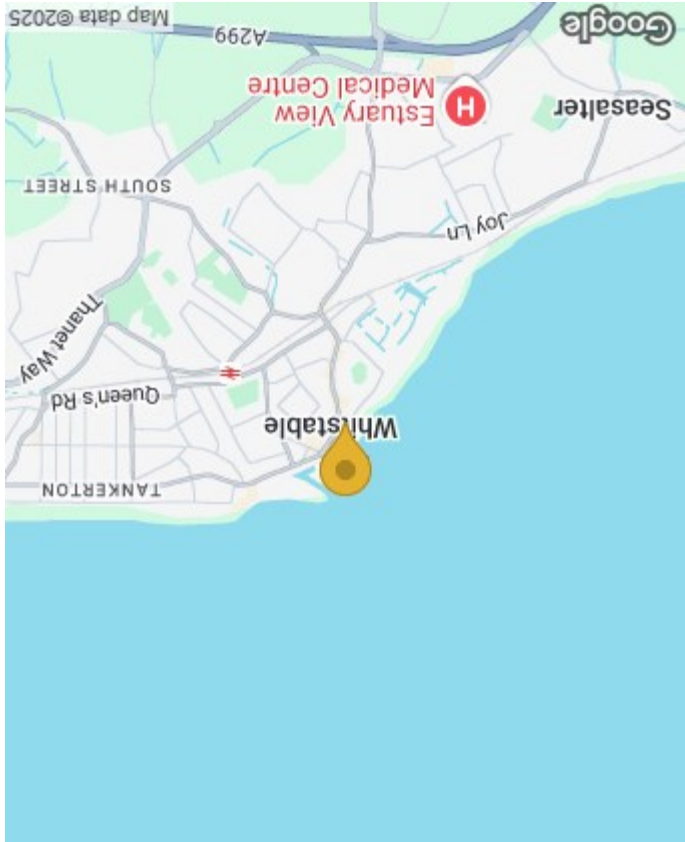


VAT No 321 845 612 / Registered Office: 90-92 High Street, Whitstable, Kent CT5 1AZ

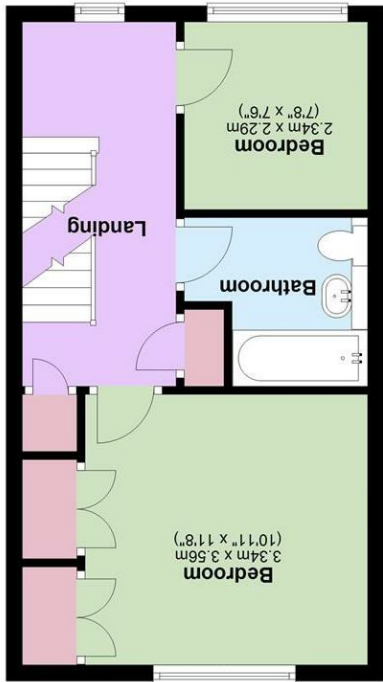
Spiller Brooks Estate Agents 90-92 High Street, Whitstable CT5 1AZ Tel: 01227 272155 www.spillerbrooks.co.uk

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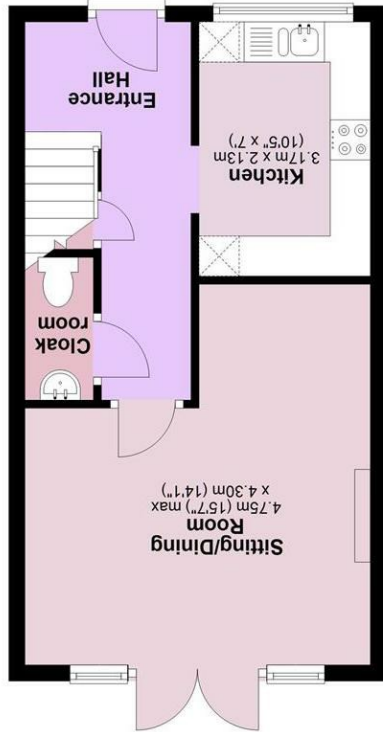
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Second Floor
Approx. 25.1 sq. metres (270.0 sq. feet)



First Floor
Approx. 34.5 sq. metres (371.4 sq. feet)



Ground Floor
Approx. 34.5 sq. metres (371.2 sq. feet)



7 Terrys Lane
Whitstable, CT5 1DF

Working for you and with you



7 Terrys Lane
Whitstable, CT5 1DF

White Pebble Cottage is located in the very heart of Whitstable, where coastal charm blends seamlessly with a vibrant and fashionable atmosphere. This smart town house is within moments of the delightful seafront and an array of trendy independent retailers, including a superb selection of celebrated restaurants, chic boutiques, delicatessens and cafes.

Benefitting from a highly desirable and secure parking space approached via electronic gates, courtyard garden, and chain free sale, this property has plenty to offer.

Set out over three floors, the ground floor comprises entrance hall, kitchen to the front, practical under stairs cloakroom ensuring every corner is utilised effectively, and an L-shaped sitting/diner with French doors to the courtyard garden. On the first floor there are two bedrooms, a useful built-in storage cupboard and separate airing cupboard, the principal bedroom with en-suite shower room and walk-in wardrobe occupies the top floor.

Whitstable is a desirable holiday hotspot and tourist heaven, and this fabulous and versatile home has the potential to generate valuable rental income.

This is an excellent opportunity to acquire a home, beach getaway, or investment opportunity, in a thriving and charming coastal town.

£475,000



Entrance Hall

Entrance door with obscured glazed panels. Inset coconut mat. Radiator. Thermostat control for central heating. Telephone point. Two double power points. Consumer unit. Under-stairs cupboard - we understand there is plumbing in place for a dishwasher or washing machine. Laminate flooring. Stairs to the first floor.

Cloakrom

Suite comprising wall mounted wash hand basin with mixer tap, splashback tiling and mirror above, and concealed cistern WC. Extractor fan. Tiled floor.

Kitchen

10'4 x 7' (3.15m x 2.13m)
Double glazed window to the front. Matching range of two tone wall, base and drawer units. Concealed under unit lighting. Worktop with inset 1½ bowl Blanco sink unit and mixer tap. Stainless steel gas hob, extractor hood and electric single oven. Space and plumbing for washing machine. Integrated fridge/freezer. Wine rack. Partially tiled walls. Inset downlighters. Vinyl flooring.

Sitting/Dining Room

15'7 x 14'1 (4.75m x 4.29m)
Double glazed French doors and full height windows to either side to the courtyard garden. Two radiators. Satellite, telephone, television and radio points. Laminate flooring.

1st Floor Landing

Window to the front. Double power point. Storage cupboard. Airing cupboard with slatted shelving. Stairs to the second floor.

Bedroom 2

11'8 x 10'11 (3.56m x 3.33m)
Double glazed window to the front. Radiator. Two built-in double wardrobes. Television point.

Bedroom 3

7'8 x 7'6 (2.34m x 2.29m)
Double glazed window to the front. Radiator.

Bathroom

Suite comprising bath with mixer tap, tiled surround, hand held shower attachment, shower rail and curtain, pedestal wash hand basin and concealed cistern WC. Heated towel rail. Shaver socket. Large fitted mirror. Partially tiled walls. Extractor fan. Vinyl flooring.

2nd Floor Landing

Access to the loft housing the gas boiler. Door to the principal bedroom.

Principal Bedroom

12'8 x 10'4 (3.86m x 3.15m)
Double glazed dormer window to the front. Walk-in wardrobe with shelf, hanging rail, radiator and light. Radiator. Telephone and television points.

En-Suite Shower Room

Double glazed window overlooking the rear garden. Suite comprising fully tiled shower enclosure with mains operated shower unit, pedestal wash hand basin with splashback tiling and mirror above, and concealed cistern WC. Heated towel rail. Shaver socket. Extractor fan. Downlighters. Vinyl flooring.

Courtyard Garden

Laid to decking and fully enclosed with fencing and pedestrian gate to the inner courtyard parking area.

Front Garden

Small front garden enclosed with wrought iron fencing and a wrought iron gate. Exterior Light.

Parking

One allocated parking space to the rear of the property accessed via electronic gates.

Service Charge

We understand from the vendor that a service charge is payable in relation to the common areas and electronic gates.

Service Charge : TBA

Tenure

This property is Freehold

Council Tax Band

Band D: £2,303.25 2025/26
May we suggest that interested parties make their own investigations

Dimensions & Floorplans

Floorplans are intended to give a general indication of the property layout. Dimensions should not be used for carpet or flooring sizes, appliances or items of furniture.

Location & Amenities

With its ideal central location, this home is within a stone's throw of the beach and an array of well known restaurants, interesting boutiques and artisan shops.

The mainline railway station providing fast and frequent links to both London St Pancras & London Victoria (0.5 miles on foot).

The A299 is easily accessible providing access to the A2/M2.

