



Hardy Road, Greatstone

New Romney

In Excess of £590,000



## 32 Hardy Road

Greatstone, New Romney

Exquisite luxury family home in Greatstone with light-filled living spaces, 3 double bedrooms, integral garage, underfloor heating, and air source heat pump. Sunny rear garden with summerhouse. Coastal location near beaches and local amenities. Viewing recommended! Council Tax band: F

Tenure: Freehold

EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: B

- Detached Home
- Fantastic Kitchen/Family Space
- Large Living Room
- Zonal Under Floor Heating
- Modern Fitted Kitchen
- Utility Room
- Integral Garage
- Three Double Bedrooms
- Sunny Rear Garden
- Summer House



**Entrance Porch**

**Hallway**

**Living Room**

18' 4" x 12' 6" (5.59m x 3.82m)

**Kitchen/Family Room**

31' 0" x 15' 7" (9.45m x 4.75m)

**Dining Area**

14' 5" x 9' 1" (4.39m x 2.76m)

**Study/Bedroom**

12' 7" x 7' 5" (3.83m x 2.26m)

**Utility Room**

7' 3" x 9' 1" (2.21m x 2.78m)

**Wc**

**Integral Garage**

11' 0" x 17' 11" (3.36m x 5.45m)

**Landing**

**Bedroom**

15' 1" x 15' 7" (4.60m x 4.75m)

**En-Suite**

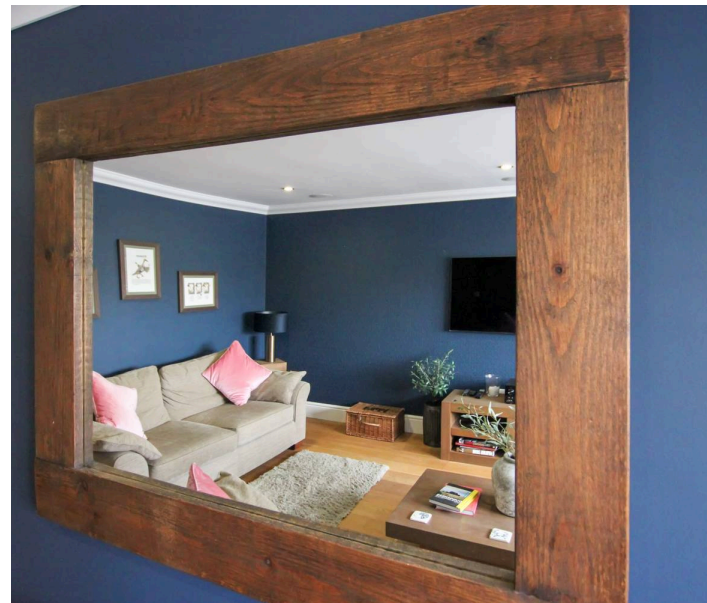
**Bedroom**

10' 0" x 12' 6" (3.05m x 3.81m)

**Bedroom**

10' 0" x 12' 6" (3.06m x 3.82m)

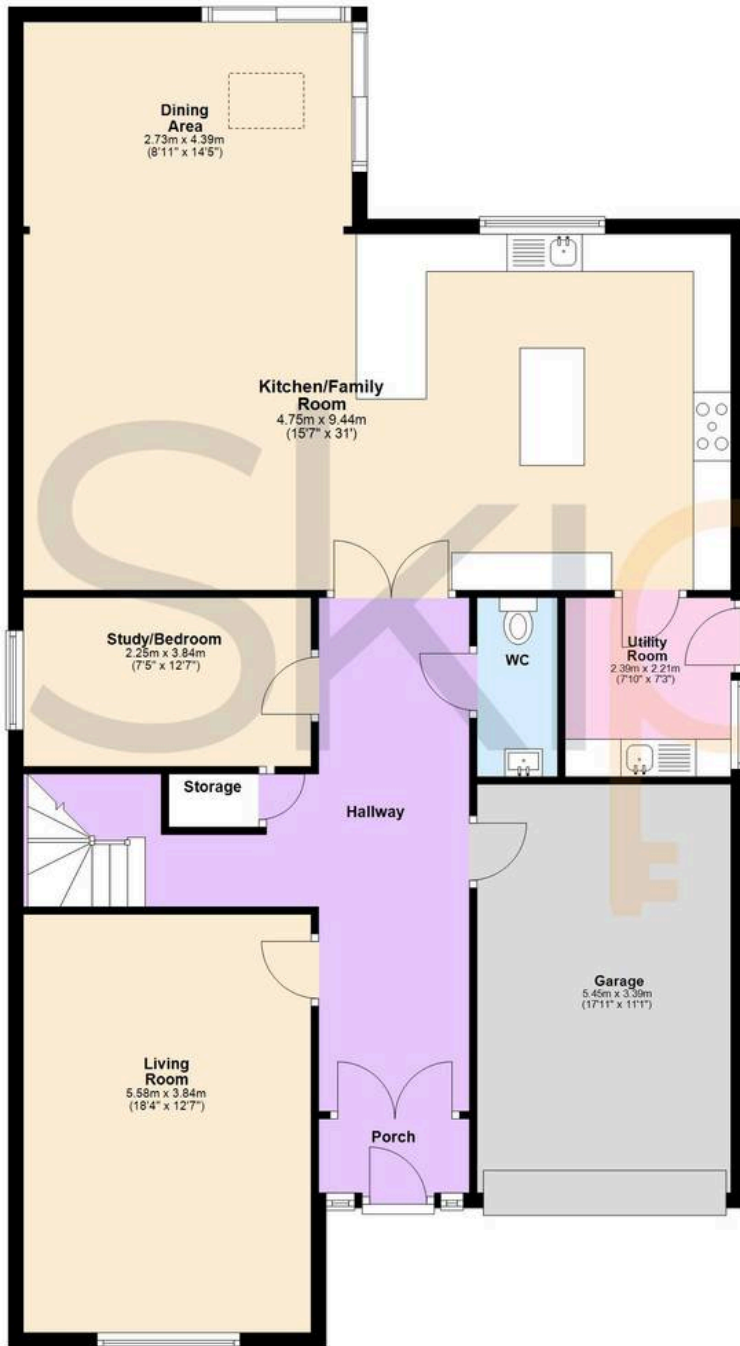
**Family Bathroom**





### Ground Floor

Approx. 140.3 sq. metres (1510.2 sq. feet)



### First Floor

Approx. 86.9 sq. metres (935.0 sq. feet)



Total area: approx. 227.2 sq. metres (2445.2 sq. feet)



**Skippers Estate Agents New Romney**

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