



4 bed detached house to buy in

Springfield Passage, Hythe, Kent, CT21 5ER

£450,000 Starting Bid

 x 4  x 3  x 2

Tenure

Freehold

Driveway parking

Property features

- ✓ Being Sold via Secure Sale online bidding. Terms and Conditions
- ✓ Elevated position with far-reaching town and sea views
- ✓ Quiet private road just off Hythe High Street
- ✓ Generous driveway with turning circle and ample parking
- ✓ EPC Rating D

Key Information

- ✓ Council Tax: Band F
- ✓ EPC Rating: D
- ✓ Heating supply: Gas
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Mobile signal: Good

Arrange a viewing

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- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

Tucked away at the end of a quiet private road, just moments from the heart of Hythe High Street, this substantial attached home occupies an elevated and highly sought-after position, commanding far-reaching views across the town and towards the sea.

Set within generous and beautifully tiered grounds, the property offers a rare opportunity to acquire a home of scale, privacy and potential in one of Hythe's most desirable locations.

The Setting

Springfield Passage is a peaceful and rarely available address, prized for its tranquillity whilst remaining within easy reach of local amenities. The elevated position provides stunning panoramic views across Hythe and out to sea, creating a truly special backdrop.

Outside

The property is approached via a generous driveway with ample parking and a turning circle, providing ease of access.

To the front, there is an attractive garden arranged over a number of terraced levels, adding character and interest to the approach.

To the rear, the generous split-level garden is a standout feature. Two elevated patio terraces provide ideal spaces for outdoor dining and entertaining, with steps leading down to a lawned garden. The lower levels currently house a greenhouse and shed, while the upper terraces enjoy breathtaking views across the town and coastline.

Inside

Internally, the property offers versatile and spacious accommodation arranged over split levels. A welcoming entrance porch leads into a generous hallway, with a ground floor WC and bathroom.

There are four well-proportioned bedrooms, with additional flexibility provided by a converted garage space, ideal as an annex, home office or further bedroom accommodation.

The heart of the home is the L-shaped sitting/dining room, featuring a fireplace and large windows that perfectly frame the spectacular views. Additional reception space offers further flexibility, whether as a lounge, fifth bedroom or study. A kitchen with adjoining utility area completes the ground floor.

Upstairs, the principal bedroom is particularly impressive, with large picture windows capturing the far-reaching views, built-in storage, and an en-suite.

Potential

The property would benefit from modernisation, including updating of the kitchen and bathrooms, but represents an outstanding opportunity to create a truly exceptional home. There is clear scope for extension or reconfiguration, subject to the necessary consents, as demonstrated by neighbouring properties.

Location & Lifestyle

Hythe is one of Kent's most desirable coastal towns, known for its charming High Street, independent shops, cafés, and seafront.

The property is ideally positioned for well-regarded local schooling, including both primary and secondary options, and benefits from excellent transport links. The coast is just a short distance away, offering beautiful walks and a relaxed seaside lifestyle.

Summary

A rare chance to acquire a substantial home with generous grounds, outstanding views, and significant potential, all set within a prime and peaceful location close to the centre of Hythe.

Council Tax Band: F

Tenure: Freehold

Price: Starting Bid £450,000

Property Type: Detached House

Parking: Driveway

Year built: 1955

Construction materials: Brick and block

Roofing type: Clay tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

Water meter: No

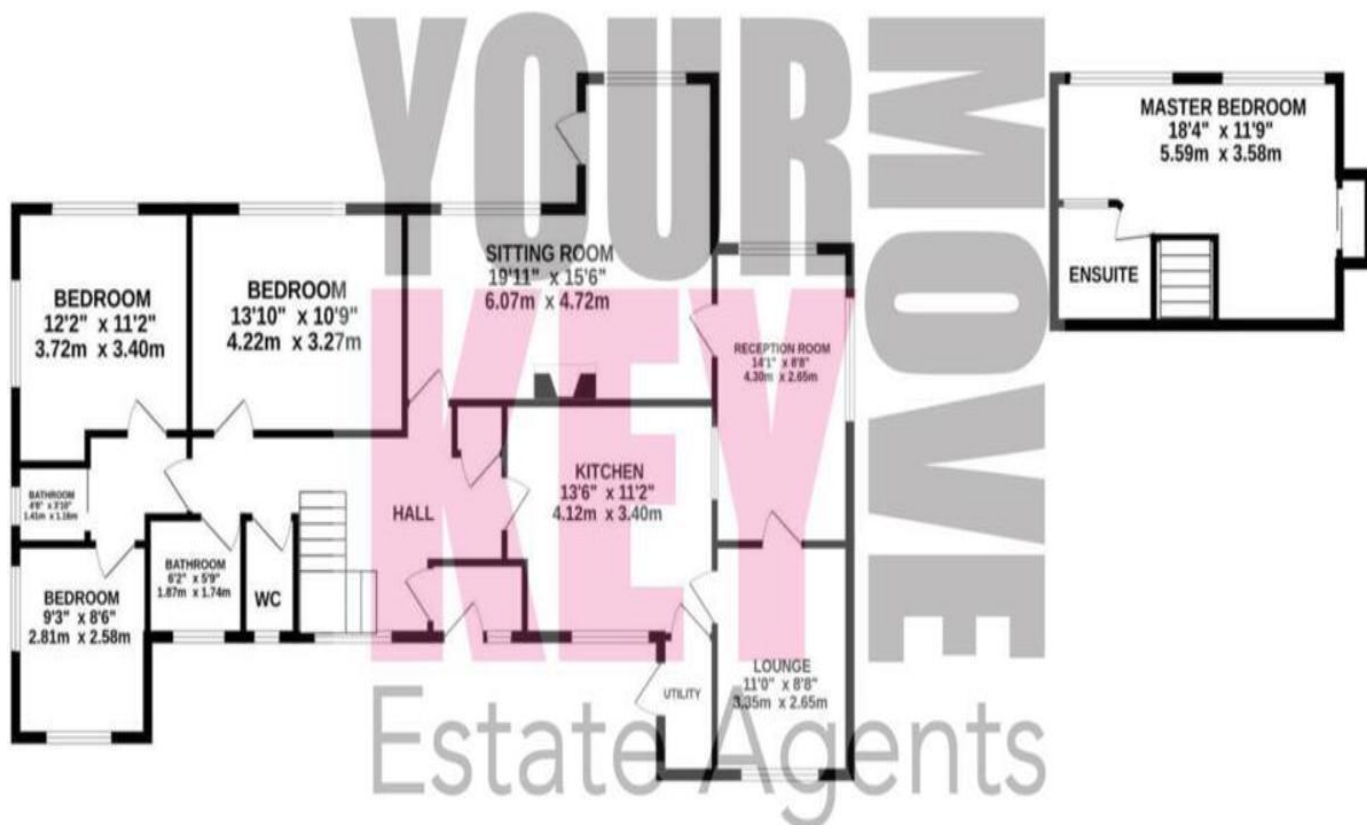
Sewerage: Standard UK domestic

Air conditioning: No

Mobile signal coverage: Good

GROUND FLOOR

1ST FLOOR



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		83
(69-80) C		
(55-68) D	60	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC

Springfield Passage, Hythe, Kent, CT21 5ER

Contact your local branch today for more information on this property:

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