



Offers in excess of
£540,000

Freehold

5 x 

1 x 

1 x 

St. Pauls Road,
Cliftonville

Lovetts is delighted to present this spacious 5-bedroom family home to the market. The property welcomes you with a practical Porch, leading into a Hallway that provides access to all ground floor rooms and a useful Basement. At the front of the house, you'll find the first Reception room, featuring a charming fireplace and a large bay window that brings in plenty of natural light. Towards the rear, the second Reception room that offers useful addition space with the first of two doors leading to the back garden.

At the very rear, the Dining room and kitchen are conveniently located. The Kitchen is well-equipped with space for a washing machine, dryer, fridge/freezer, oven/hob, and it also provides the second garden access point.

Ascending to the first floor, you'll discover three Bedrooms. Two generous doubles each with a fireplace, and a comfortable single. The family Bathroom on this level is partially tiled and includes a sink, bath with an overhead shower, built-in storage and with a separate W/C adjacent.

Continuing up to the top floor, you'll find the final two double Bedrooms, completing this substantial family home.

This property offers ample space and a versatile layout, perfect for a growing family.



Lovetts Birchington Ltd. Trading as Lovetts Property Services
Registered Office – 13 Station Road, Birchington, Kent, CT7 9DJ
Reg. In England No. 4264378 VAT No.785 158296
Directors: Richard Crosby MNAEA & Tracey Crosby





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- EPC Rating -
- Family Home
- 5 Bedrooms
- Close To Local Amenities
- Garden To Rear
- Close To Beach
- Vacant Possession
- Available For Viewings
- Arranged Over 3 Floors



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

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO2 emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
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Not environmentally friendly - higher CO2 emissions		
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