



CROW HILL
BROADSTAIRS

PCM £1,500 PCM

- Fully Furnished
- Spacious
- Private Garden
- Beautifully Presented

LOCATION

The sought-after seaside town of Broadstairs, with quaint fisherman's cottages and period houses, including Bleak House, once the summer home of Charles Dickens. Broadstairs is also well known for its Blue Flag award winning sandy beaches, including Viking Bay and Joss Bay. The town also offers a good range of facilities with a wonderful selection of boutique shops, restaurants and cinema, together with those found at Westwood Cross shopping centre. Sporting and recreational opportunities in the area include: a leisure centre at Ramsgate, golf at North Foreland Golf Club, the championship golf courses of Royal St Georges and Princes in Sandwich, various sports clubs in the area including Broadstairs Sailing Club, cliff top and beach walking, horse riding and bowls clubs. Broadstairs benefits from the High Speed Rail with direct services to London (St Pancras 76 mins). The nearby A299 Thanet Way provides good access to the motorway network. The Eurotunnel at Cheriton, Port of Dover and Eurostar at Ashford are also easily accessed by car and provide excellent links to the continent.

ABOUT

PRIVATE GARDEN Miles & Barr are delighted to bring to the market this beautifully presented fully furnished two bedroom spacious apartment situated within a short walk to the town and beach. The property boasts a large entrance hallway which the current occupiers have used as a dining room, a utility area, one large double bedroom with integrated wardrobes benefitting from an en suite bathroom with a shower cubicle and separate bath, a large lounge with stunning feature wooder burner, a family bathroom with shower attachment over the bath, a second double bedroom with integrated wardrobes and a kitchen with integrated appliances. Further benefits included a large private rear garden and allocated parking for one car. Call Miles & Barr today to arrange your viewing!

DESCRIPTION

Entrance Hall 24'10" x 6'6"

Utility Area

Master Bedroom 18'1" x 13'6"

En Suite 8'2" x 8'0"

Lounge 18'11" x 15'5"

Bedroom Two 8'9" x 7'11"

Bathroom 7'11" x 4'10"

Kitchen 9'1" x 8'5"



CROW HILL, BROADSTAIRS



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs (92 plus) A		
(81-91) B		
(69-80) C		
(56-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



47-49 Queen Street, Ramsgate, Kent, CT11 9EJ

t. 01843 572000 e. contactteam-

lettinas@milesandbarr.co.uk



In Compliance with the Consumer Protection from Unfair Trading Regulations 2008 we have prepared these sales particulars as a general guide to give a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floorplans and distances referred to are given as a guide and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts. For Referral Fee Disclosure please visit: www.milesandbarr.co.uk/referral-fee-disclosure