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## Property brochure



TERRACE VIEW  
42A MARINE TERRACE  
MARGATE  
KENT  
CT9 1XJ

Price: £650,000

3 Bedrooms


2 Receptions


2 Bathrooms


EPC D

Tenure LEASEHOLD  
Council Tax C



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### The Property

ABSOLUTELY STUNNING VIEWS OVERLOOKING THE GOLDEN SANDS OF MARGATE BEACH. There is no better place to enjoy the sunsets the artist J.W. Turner enthused about. This amazing apartment delivers everything you would expect from a luxury beach side apartment in cultural Margate. Set over 3 floors, as you enter the first level you will find 2 bedrooms and a bathroom with a spa bath and shower. The large front bedroom offers sea views. The living accommodation is situated on the lower level featuring a large lounge, fully fitted kitchen with all electric appliances, under floor heating and a full width balcony with glass balustrade but the top floor containing the master bedroom is where this apartment really stands out from the crowd; with an electric skylight over the bed area, en-suite shower room and a free standing slipper bath with panoramic views of the beach. Ideal as a holiday home but with so much space it would be equally suitable as a permanent residence. Offered without a chain, call today and book your viewing.

### Location

You would be hard pressed to find a better location in Margate to enjoy this beach resort. Dreamland Amusement Park and event venue is right on your doorstep and the popular cultural Old Town area is a short walk from the apartment, offering art galleries, including the Turner Contemporary, bars, restaurants and the harbour. Margate train station is less than 5 minutes walk to the west, providing easy access to London, Canterbury and beyond.

### Accommodation

Entrance Level	
Bedroom	2.89m (9'5") x 3.03m (9'11")
Bedroom	5.09m (16'8") x 3.35m (10'11")
Bathroom	2.94m (9'7") x 1.83m (6'0")
Lower level	
Lounge	5.07m (16'7") x 4.04m (13'3")
Kitchen	4.08m (13'4") x 2.82m (9'3")
Upper Level	
Master Bedroom	8.3m (27'2") x 5.09m (16'8")
En-suite shower room	2.46m (8'0") x 1.57m (5'1")



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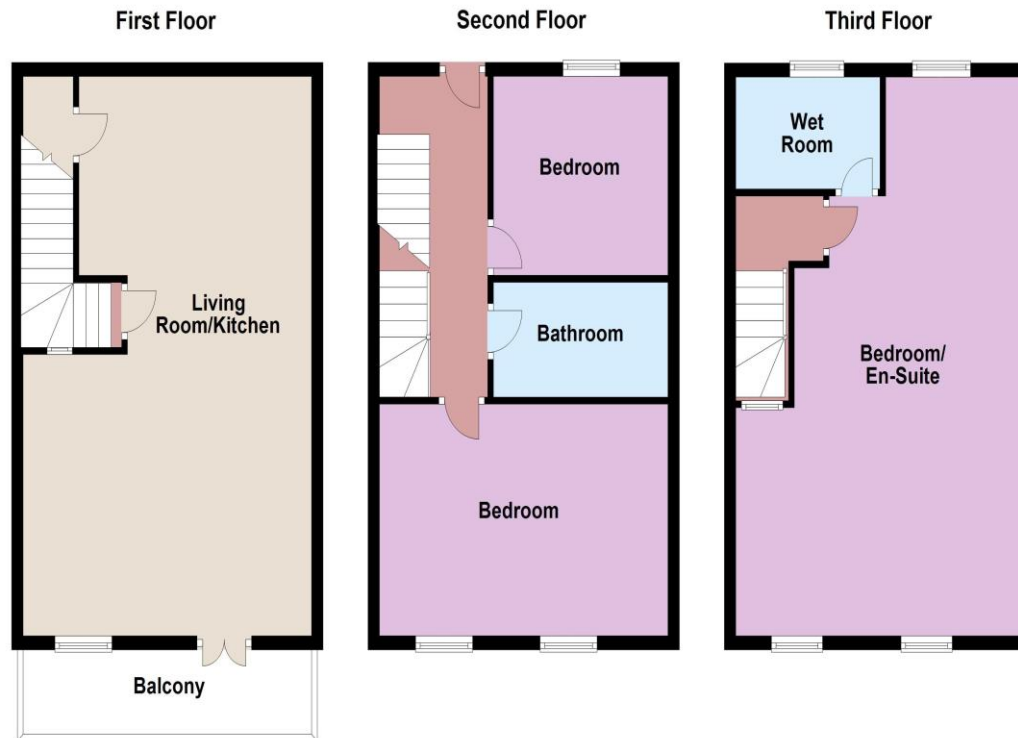


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### Key Features

- Direct sea views
- Sea facing balcony
- Set over 3 floors
- 3 bedrooms
- 2 bathrooms



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Agent's Note: None of the appliances or services have been tested and prospective purchasers should satisfy themselves as to their condition. MAR0022497/2023 | I29/CDDP

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