



Oakwood homes[®]
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Property brochure



CHARLES COURT
NORTHDOWN ROAD
MARGATE
KENT
CT9 3FH

Price: £220,000

2 Bedrooms

1 Reception

1 Bathroom

Allocated parking

EPC B

Tenure LEASEHOLD
Council Tax C



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www.oakwoodhomes.biz

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Oakwood homes is a trading name of Oakwood homes Estate Agents Ltd whose registered office is at Stockwell House, Cecil Square, Margate, Kent CT9 1BD



The Property

LESS THAN 2 YEARS OLD! This modern apartment located close to Palm Bay is ready for you to move in to. Open plan living is at the heart of this home with the added benefit of 2 double bedrooms with built in storage and a balcony which offers a distant sea view. Allocated parking, CCTV and located on the 2nd floor with lift access all adds up to an apartment that needs to be seen. The kitchen area is fully stocked with integrated appliances and as a recent new build enjoys the benefit of nearly 9 years builders warranty. Tenure is Share of Freehold. Call today and book your viewing.

Location

Located at the Palm Bay end of Northdown Road, with convenient access to local amenities including Tesco as well as Northdown Park close by. A short walk from the block will take you to the coastal promenade where a leisurely stroll leads you west into popular Margate offering bars, restaurants and of course the Turner Contemporary and Dreamland Heritage events and theme park site.

Accommodation

Lounge	21'0" (6.40m) x 9'5" (2.87m)
Kitchen	18'75" (7.39m) x 9'.5" (2.76m)
Bedroom 1	15'5" (4.70m) x 9'00" (2.74m)
Bedroom 2	15'5" (4.70m) x 8'10" (2.69m)
Bathroom	7.01" (0.00m) 6'7" (2.01m)
Balcony	7'3" (2.21m) x 9'3" (2.82m)

Outside

Allocated Parking Space

Lease details

Advised 3.5% Share of freehold

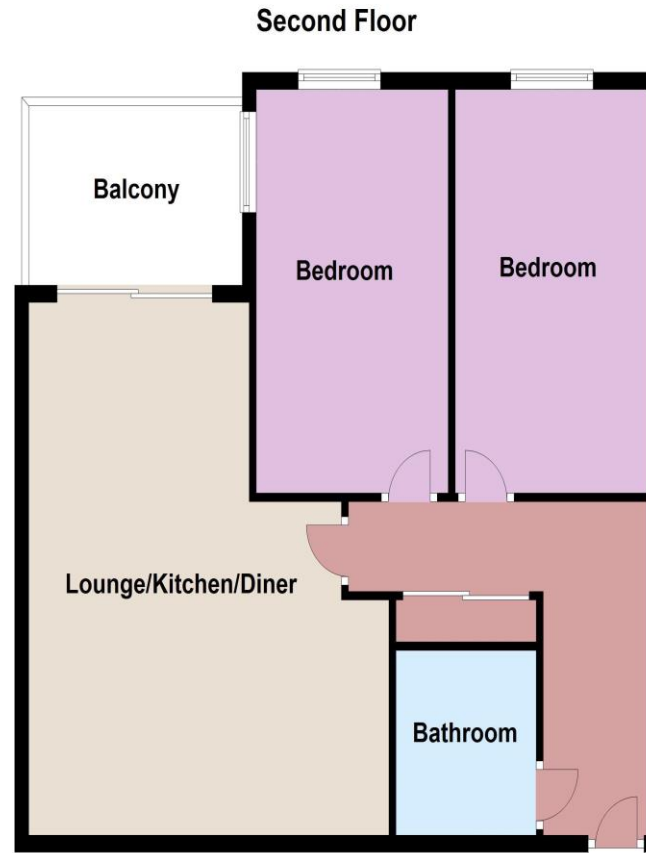
Lease remaining - 122

Maintenance Charge £1,456

Ground Rent - Peppercorn



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Key Features

- Modern apartment
- Builders warranty
- Balcony with distant sea views
- Allocated parking
- Lift
- CCTV

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0800 035 0353



Agent's Note: None of the appliances or services have been tested and prospective purchasers should satisfy themselves as to their condition. MAR0021850/20231025/ASDP



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