



Oakwood homes<sup>®</sup>  
putting people first

## Property brochure



YOAKLEY SQUARE  
MARGATE  
KENT  
CT9 4BB

Price: Offers Over: £380,000

4 Bedrooms

1 Reception

2 Bathrooms

1 Garage

EPC D

Tenure FREEHOLD  
Council Tax B



[margate@oakwoodhomes.biz](mailto:margate@oakwoodhomes.biz)



01843 221133



[www.oakwoodhomes.biz](http://www.oakwoodhomes.biz)

Sales | Lettings | Property Management | Land Acquisition | Development Consultancy | New Homes | Mortgages | Conveyancing

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



Oakwood homes<sup>®</sup>  
putting people first

## Property brochure

### The Property

A WELL PRESENTED 4 DOUBLE BEDROOM SEMI DETACHED FAMILY HOME IN A GOOD LOCATION OVER LOOKING A GREEN. Early viewing is a must of this lovely sized home which has double bedrooms for all the family along with en-suites as well as a family bathroom. The generous accommodation is arranged over three floors with the master bedroom and en-suite on the top floor, on the first floor are three further bedrooms and well appointed family bathroom. On the ground floor there is a large lounge/diner with further study area to the rear and a nice sized kitchen. There is an attached garage with handy utility space with parking in front for at least 3 cars and a low maintenance rear garden with handy home office/games room. There is central heating and double glazing and in our opinion this house is a credit to the current owners.

### Location

Located in Yoakley Square which is in a great position handy for Westwood Cross as well as the QEQM Hospital and the sea front with local shops and schools close by. The Old Town is approximately 3/4 mile away and has a good selection of bars and restaurants along with across the main sands the railway station which provides good transport links to London and beyond.

### Accommodation

#### GROUND FLOOR

Large Hall  
Kitchen 17'6" (5.33m) x 9'2" (2.79m)  
Lounge/Diner 22'10" (6.96m) x 12'5" (3.78m)  
Study Area 9'10" (3.00m) x 4'6" (1.37m)

#### FIRST FLOOR

Landing  
Bedroom 2 12'7" (3.84m) x 10'8" (3.25m) not into built in wardrobe  
Bedroom 3 10'4" (3.15m) x 10'2" (3.10m) not into wardrobe  
Bedroom 4 9'1" (2.77m) x 8'4" (2.54m)  
Bathroom 7'10" (2.39m) x 5'7" (1.70m)

#### TOP FLOOR

Landing  
Bedroom 1 14'5" (4.39m) x 10'0" (3.05m)  
En-suite 8'10" (2.69m) x 3'10" (1.17m)

#### OUTSIDE

Garage 14'3" (4.34m) x 12'3" (3.73m) power & light utility space  
Front garden providing parking for up to 3 cars.  
Rear garden with patio area and artificial lawn -  
Games Room/Gym/Home Office 11'6" (3.51m) x 9'6" (2.90m)



[margate@oakwoodhomes.biz](mailto:margate@oakwoodhomes.biz)



01843 221133



[www.oakwoodhomes.biz](http://www.oakwoodhomes.biz)

Sales | Lettings | Property Management | Land Acquisition | Development Consultancy | New Homes | Mortgages | Conveyancing

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



Oakwood homes<sup>®</sup>  
putting people first



© Copyright Oakwood homes - Not to be reproduced or copied without permission. All rights reserved.  
Plan produced using PlanUp.

## Property brochure

### Key Features

- Large semi detached family home
- 4 double bedrooms
- en-suite
- Well appointed family bathroom
- Large lounge/diner
- Kitchen
- Study Area
- Garage & parking
- Low maintenance rear garden
- Games room/home office

### Need a mortgage..?

For impartial advice, why not talk to one of our qualified mortgage advisors?

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. MAR0021674/240919DGCW

margate@oakwoodhomes.biz

01843 221133

www.oakwoodhomes.biz



Sales | Lettings | Property Management | Land Acquisition | Development Consultancy | New Homes | Mortgages | Conveyancing

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