

Property brochure



APPROACH ROAD
MARGATE
KENT
CT9 2AP

Price: £320,000

3 Bedrooms

1 Reception

1 Bathroom

Off Street Parking

EPC C

Tenure FREEHOLD
Council Tax D



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The Property

A GOOD SIZED 3 BEDROOM SEMI DETACHED FAMILY HOME IN A GREAT LOCATION, IN NEED OF SOME UPDATING, WITH NO CHAIN. Early viewing is a must to appreciate the size and location of this potentially ideal family home being close to Dane Park and local schools as well as the Old Town and Northdown Road. The accommodation consists of 3 double sized bedrooms on the first floor along with a bathroom, whilst on the ground floor there is a cloakroom, lounge/diner and the kitchen. There are front and rear low maintenance gardens with parking for 2 cars to the rear. No Chain.

Location

Located in Approach Road which is close to Dane Park, Northdown Road in Cliftonville as well as the Old Town. In the Old Town there is a great selection of shops, bars and restaurants, and across the main sands is the railway station which provides good transport links to London and beyond.

Accommodation

GROUND FLOOR

Porch

Entrance Hall

Cloakroom

Lounge Area 13'0" (3.96m) x 12'0" (3.66m)

Dining Area 15'0" (4.57m) x 9'2" (2.79m)

Kitchen 10'8" (3.25m) x 10'2" (3.10m)

FIRST FLOOR

Landing

Bedroom 1 14'1" (4.29m) x 12'7" (3.84m)

Bedroom 2 12'0" (3.66m) x 11'0" (3.35m)

Bedroom 3 9'0" (2.74m) x 8'10" (2.69m)

Bathroom 7'7" (2.31m) x 5'7" (1.70m)

OUTSIDE

Paved front garden

Rear garden approx 30' (9.14m) with raised patio

Off road parking for 2 cars via Talbot road



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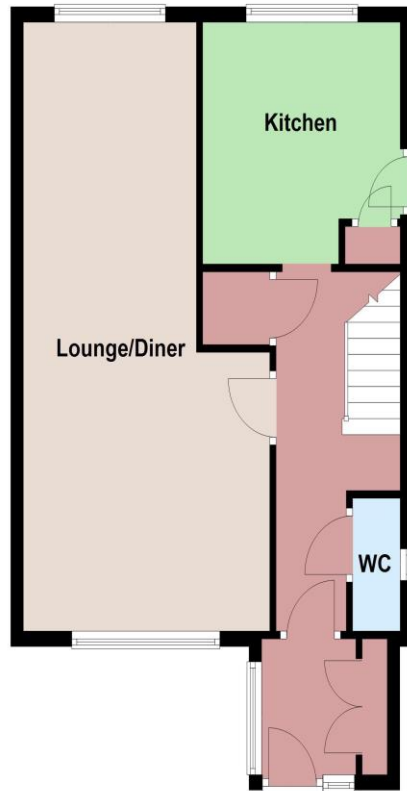


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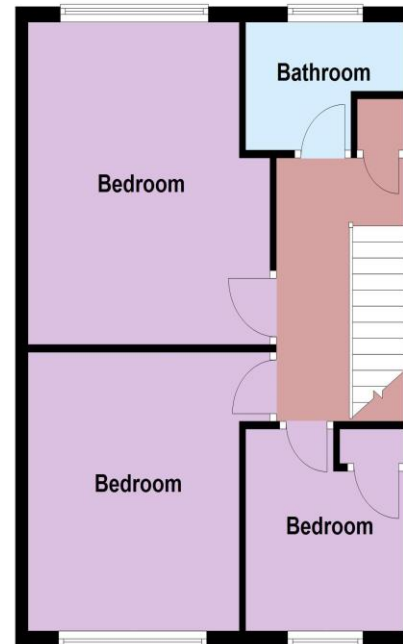


Oakwood homes®
putting people first

Ground Floor



First Floor



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Key Features

- Semi detached family home
- 3 double bedrooms
- Lounge/diner
- Kitchen
- Bathroom
- In need of updating
- Front & rear garden
- Parking to rear
- No chain

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