





## 59B THE MARINA, DEAL, KENT, CT14 6NP

£875,000

- Spectacular Sea Views: Enjoy stunning vistas from this modern townhouse, offering panoramic sea views from multiple rooms.
- Luxurious Living: Immerse yourself in luxury with tall ceilings, engineered oak flooring, and industrial-inspired design elements throughout.
- Entertainment Ready: Entertain with ease in the open-plan kitchen-dining area and separate living room, both flooded with natural light.
- High-End Amenities: Experience convenience with top-of-the-line appliances, underfloor heating, and digital temperature controls for ultimate comfort.
- Award-Winning Location: Featured in the Sunday Times' "Best Places to Live", 59b The Marina is close to 3 Championship Golf Courses - Princes, Royal St Georges and Royal Cinque Ports Golf Clubs, offering diverse recreational activities.
- Coastal Lifestyle: Enjoy scenic walks along the seafront path to Sandwich Bay and nearby coastal towns, known for sea swimming and occasional dolphin sightings.
- Charming Town Life: Explore Deal's independent shops, bustling markets, and vibrant culinary scene, including trendy restaurants and traditional fish and chips.
  - Recreational Variety: From water parks to mini-golf, the area offers diverse leisure options, along with art galleries, pubs, and cultural events for all ages.
- Transport Links: High speed trains to London St Pancras in 1hr 23 minutes from Deal station around 0.9 mile away
- Great Schools: Sandown Primary (Good) 0.7 miles away, Warden House Primary (Outstanding) 1.8 miles away with 2 secondary schools (Good) in nearby Sandwich.









## ABOUT THIS HOME

Welcome to 59b The Marina, a recently built 3 bed townhouse with incredible views, private outside space (front and back) and allocated parking, all just a short walk from Deal Town centre.

As you enter, you realise this is no ordinary new build home. There are tall ceilings, wide plank engineered oak flooring, industrial styled staircases and crittal style floor to ceiling partitions to name but a few of the stand-out features.

On the ground floor is a light-filled study with French doors to the rear garden, a utility room, bedroom also with French doors and contemporary shower room.

Heading up to the 1st floor you are immediately welcomed into the sociable kitchen-dining room, with spectacular views over the sea from the Juliette balcony.

The kitchen is built to an incredible standard, with Miele appliances, Quooker instant hot water tap and Fisher & Paykel fridge-freezer. The living room is set off of this sociable space with floor to ceiling glass partition perfectly dividing the space.

Continuing onto the 2nd floor, the exceptional quality continues. Two double bedrooms, one with even better sea-views than the floor below and it's own modern en-suite, and a luxurious bathroom with modern slipper style bath and separate shower. Finalising the high specification is Engineered Oak flooring throughout, an air-source heat pump and digital temperature controls provided for multiple zones, as well as underfloor heating and some beautifully designed hexagonal tiles in the bathrooms. The property boasts a private parking space, a shared visitor space, shared cycle store and visitors can park in the road with no restrictions.

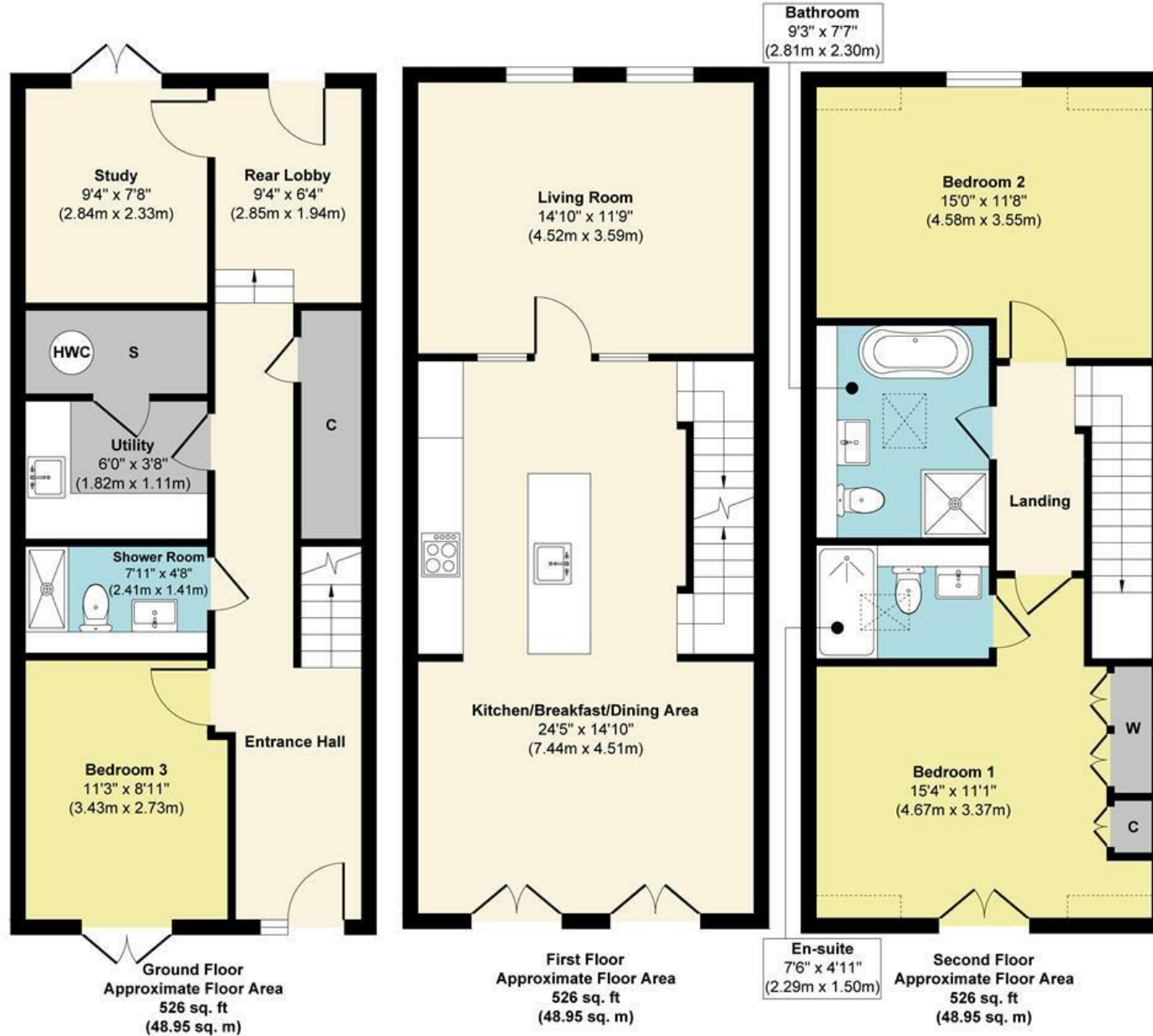








# 59b The Marina, Deal



**Approx. Gross Internal Floor Area 1578 sq. ft / 146.85 sq. m**

Illustration for identification purposes only, measurements are approximate, not to scale.  
Produced by Elements Property

# ABOUT THE AREA

Highlighted in the Sunday Times as one of the "Best Places to Live" in the UK multiple times and conveniently located near enviable amenities, including the esteemed Princes Golf Club, Royal St Georges Golf Club and the celebrated Royal Cinque Ports Golf Club, 59b The Marina offers access to a plethora of activities. The seafront path adjacent to the development leads to Sandwich Bay on one end and to Walmer, Kingsdown, St Margarets Bay, and Dover on the other, showcasing the diverse attractions of the North End. Renowned for its superb sea swimming, occasional visits from the local seal colony, and the odd sightings of dolphins, this area epitomises coastal living.

Deal town boasts a charming array of independent shops alongside established High Street Brands. The bustling Saturday market offers an array of delights, from delectable cakes and buns to fresh produce, antiques, and locally made ice creams.

Numerous cafes, vibrant bars, and restaurants cater to every palate, while cultural experiences range from trendy hotels hosting renowned chefs' pop-ups to summertime brass bands at the bandstand. The town's cultural scene is enriched by excellent museums, galleries, and a theatre, while year-round events foster a vibrant community spirit.

From the Whitemills Wake & Aqua park or the sailing club in nearby Sandwich, to mini-golf and paddling pools in Walmer, to the bird observatory in Sandwich Bay, the area offers diverse recreational options. Art galleries, traditional fish and chips, and welcoming pubs contribute to Deal's lively atmosphere, ensuring there's always something to enjoy regardless of age or interests.

Deal offers excellent transport links, including frequent trains to London, convenient access to Channel ports, the Eutotunnel and the motorway network. The area is also renowned for its educational institutions, sports facilities, and recreational opportunities, making it an idyllic setting for a variety of lifestyles. Sandown Primary School (rated Good by Ofsted in 2023) is a short 14 minute walk away and Goodwin Academy (secondary) is around 6 minutes away by car. There is also the 'outstanding' Sir Roger Manwood grammar school in nearby Historic Sandwich as well as many independent schools in the surrounding area including Dover College and The Duke of York's Royal Military School.

With a High-Speed train service to London St Pancras in under 1hr 23 minutes, Folkestone and Dover just a few miles away for regular Eurotunnel/ferry crossings to the European Mainland, Deal combines coastal living with urban convenience.





# ABOUT US

Rafferty & Pickard sell extraordinary homes throughout the South East.

Using the latest technology, all properties are showcased with cinematic videos and captivating photos.

Co-founders John-Paul Rafferty and Paul Pickard personally handle all aspects of your home moving journey to ensure an unparalleled client experience.

# CONTACT US

**John-Paul Rafferty** FNAEA MARLA Assoc RICS  
john@raffertyandpickard.co.uk

**Paul Pickard** MNAEA  
paul@raffertyandpickard.co.uk

Lime Tree House  
15 Lime Tree Walk  
Sevenoaks  
TN13 1YH

**T:** 01732 905499  
**E:** homes@raffertyandpickard.co.uk  
**W:** raffertyandpickard.co.uk

