



GUILDCREST ESTATES



10 Yoakley Square, Margate CT9 4BB





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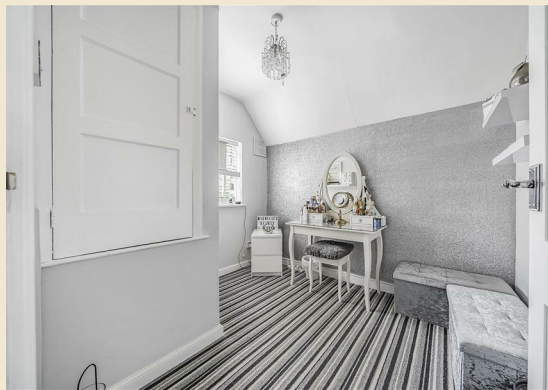
Offers in excess of £350,000

Four bedroom home within walking distance of QEJM hospital.

This wonderful semi detached home located in Yoakley Square, Margate, is a gem waiting to be discovered. Boasting 4 bedrooms, across 3 floors, this property is perfect for families seeking a comfortable and spacious abode along with real curb appeal.

Upon entering, you are greeted by a bright and spacious hallway, which leads to a modern kitchen with gas hob, oven and extractor, tiled flooring and splash backs and plenty of storage and access to the garden. The open plan lounge is bright and seamlessly flows into a dining area with feature fireplace, wooden flooring and with clean and modern décor, creating the ideal space for family. This room has patio doors opening up to a beautifully established garden, complete with a decked area perfect for al fresco dining on warm summer evenings, lawn and flower beds and various seating areas. This also leads to a brick build store room, which could be converted if requiring an office/ study.

On the first floor there are 2 generously sized double bedrooms with built in storage cupboards, a good sized single bedroom, each offering a cosy retreat at the end of the day and on the 3rd floor is a bedroom that is a true sanctuary, featuring a luxurious corner bath. With two off street parking spaces and located in close proximity to the Queen Elizabeth





Queen Mother hospital and local amenities, this property combines convenience with comfort, making it an ideal choice for those looking to settle in a sought-after area. Don't miss the opportunity to make this house your home.

Public transport in the area is fantastic, The Thanet Loop is a regular local bus services and the railway station is also close by. The Thanet Way (A299), links to the M2 motorway.

This property is in prime location of so many amenities, and in easy reach of the gorgeous golden sandy beaches of Margate, Ramsgate and Broadstairs, which hold blue flag status.

Council Tax Band - B

Freehold

Mains wat



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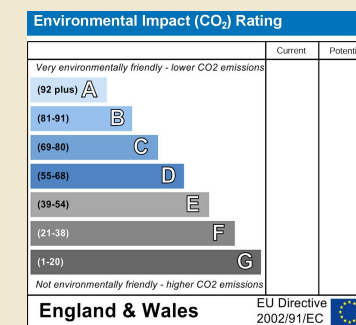
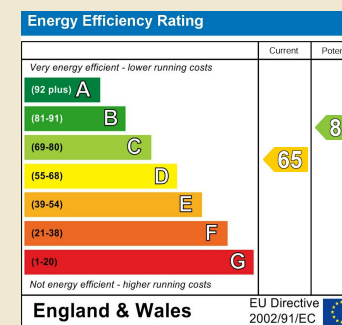
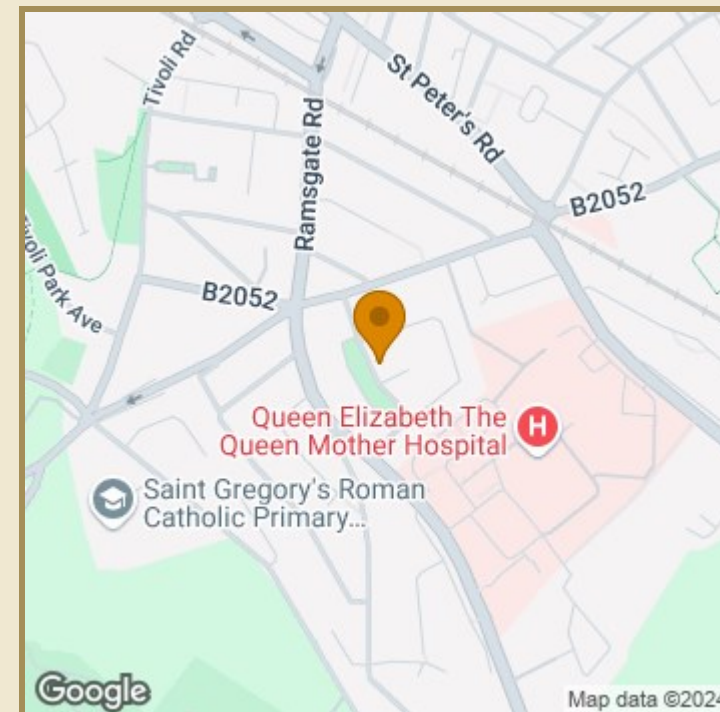
Key Features

- COUNCIL TAX BAND B
- FOUR BEDROOM
- OPEN PLAN LOUNGE/DINER
- FITTED KITCHEN
- OFF STREET PARKING
- DOUBLE GLAZED
- ENTERTAINING AREA
- LAWN GARDEN
- SOUGHT AFTER LOCATION

Important Information

Freehold
House - Semi-Detached
sq ft
Council Tax Band B
EPC Rating D

£350,000



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