



Price
£240,000

Freehold

3x  1x  2x 

**Canterbury Road,
Birchington, Kent, CT7**

Wards
Helping you move forwards



Main features

- Being sold with no onward chain
- In need of modernisation
- Off road parking
- Once refurbished, this would make a perfect family home
- Brilliant location, close to schools, bus routes and local amenities



Nearest Schools

Primary Schools: St Saviour's C of E Junior School 0.7 miles, Birchington C of E Primary 0.8 miles, Garlinge Primary and Nursery 2.4 miles

Secondary Schools: King Ethelbert School 0.2 miles, Ursuline



Transport Information

Train Stations: Birchington-On-Sea 0.9 miles, Westgate-on-Sea 1.1 miles, Margate 2.8 miles

Accommodation

GROUND FLOOR

Entrance Hallway

Lounge : 13'4 x 12'0 (4.07m x 3.66m)

Kitchen : 8'3 x 8'3 (2.52m x 2.52m)

Dining Room : 12'6 x 11'3 (3.81m x 3.43m)

FIRST FLOOR

Landing

Bathroom

Bedroom 1 : 13'1 x 11'3 (3.99m x 3.43m)

Bedroom 2 : 12'8 x 11'3 (3.86m x 3.43m)

Bedroom 3 : 8'3 x 7'1 (2.52m x 2.16m)

OUTSIDE

Garden to Rear

Off Road Parking

Call Birchington - 01843 842551 ■ wardsofken.co.uk

■ Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details

■ Appliances & services are untested, dimensions are approximate and floor plans are not to scale



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