



Guide Price
£425,000

Freehold

3x  2x  1x 

**Old School Yard,
Ranelagh Grove, St
Peters, Broadstairs,
Kent, CT10**

OVER 60?

Secure this property
for up to **59% less!**

Wards
Helping you move forwards



Main features

- **Garage and off road parking**
- **Popular village location**
- **Ready to move in**
- **Within a close distance to Broadstairs train station and westwood cross shopping centre**
- **Within close proximity to the local primary school and grammar schools.**

Accommodation

GROUND FLOOR

Entrance Hall
 Dining area: 10'1 x 8'5 (3.08m x 2.57m)
 Kitchen: 10'8 x 10'8 (3.25m x 3.25m)
 Lounge: 15'3 x 10'5 (4.65m x 3.18m)
 Conservatory : 10'5 x 9'4 (3.18m x 2.85m)
 Former garage
 Room 1

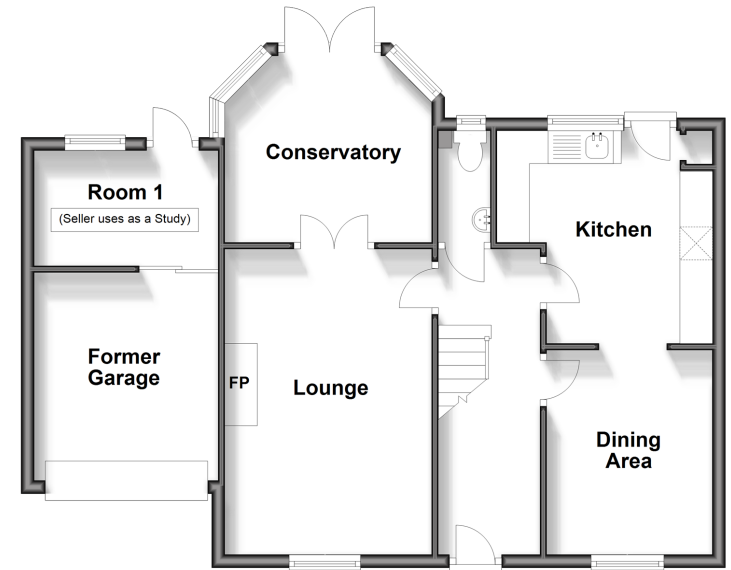
FIRST FLOOR

Landing
 Bedroom 1 : 15'10 x 10'2 (4.83m x 3.10m)
 En suite
 Bedroom 2 : 10'8 x 8'5 (3.25m x 2.57m)
 Bedroom 3 : 8'11 x 8'8 (2.72m x 2.64m)
 Bathroom

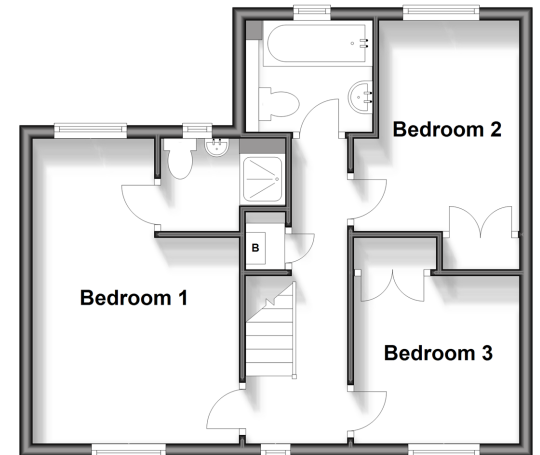
OUTSIDE

Garage
 Driveway
 Rear Garden

Ground Floor
 Approx. 66.0 sq. metres (710.8 sq. feet)



First Floor
 Approx. 42.3 sq. metres (455.8 sq. feet)



Call Broadstairs - 01843 602546 ■ wardsof Kent.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
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.

