



**Modern
Auction**

**£90,000
Leasehold**

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**Spencer Court, The
Esplanade, Sandgate,
Folkestone, Kent, CT20**

Wards
Helping you move forwards



Main features

- **Stones throw from the sea**
- **Incredible first time buy or buy to let opportunity**
- **For sale by Modern Auction T&Cs apply**
- **Subject to an undisclosed Reserve Price**
- **Buyer's fees apply**

Accommodation

GROUND FLOOR

Hallway

Lounge: 15'2 x 10'0 (4.63m x 3.05m)

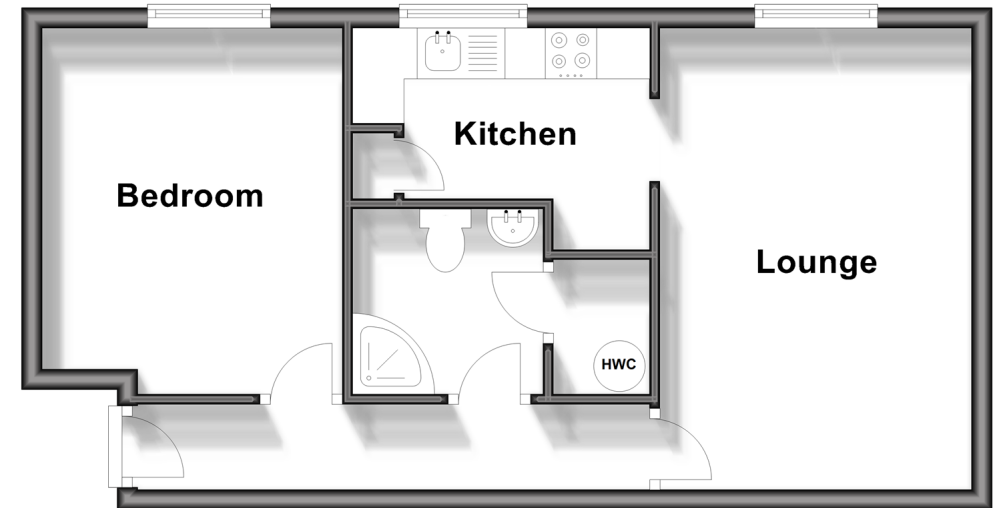
Kitchen: 9'5 x 7'3 (2.87m x 2.21m)

Bedroom: 12'3 x 10'3 (3.74m x 3.13m)

Bathroom

Ground Floor

Approx. 39.9 sq. metres (429.9 sq. feet)



Call Folkestone - 01303 256505 ■ 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

