



The Hawthorns, Broadstairs, CT10 2NG
Offers In The Region Of £325,000



Ready to move straight in!

This well presented & extended 3 bedroom semi-detached home is in an established, sought after residential area with a large garden, garage & driveway. This modern property has everything you need thanks to a ground floor extension which means there are 2 reception rooms plus a breakfast room off the fitted kitchen. Upstairs you will find two double bedrooms, a good size single bedroom and the bathroom. There is also a surprisingly large garden, laid to lawn with both a patio area and a rear decked area to catch the evening sun. All of this plus the garage and driveway makes this an ideal family home.

The Hawthorns is in a superb catchment area for surrounding schools. Conveniently nestled between two major supermarkets and Westwood Cross shopping centre nearby with a cinema, restaurants and plenty of options for retail therapy! This property also benefits from great transport links with both easy road access and bus routes to take advantage of Broadstairs' train station with a fast service to London. Broadstairs' town centre and sandy beach at Viking Bay is also within easy reach.

If you are considering a new investment we are confident the property would achieve approximately £1400-£1500pcm which is a 5.1% yield.

View this wonderful home with the team you can trust. Call TMS Estate Agents today. Available 7 days a week.





GROUND FLOOR

KITCHEN

10'4" x 7'5" (3.17 x 2.27)

LIVING ROOM

13'7" x 12'7" (4.15 x 3.85)

DINING ROOM

10'4" x 8'3" (3.17 x 2.52)

RECEPTION ROOM

8'3" x 6'6" (2.52 x 1.99)

BREAKFAST ROOM

7'5" x 6'6" (2.27 x 1.99)

FIRST FLOOR

BEDROOM ONE

12'11" x 9'3" (3.95 x 2.84)

BEDROOM TWO

9'3" x 9'2" (2.84 x 2.80)

BEDROOM THREE

9'10" x 6'1" (3.00 x 1.87)

BATHROOM

6'1" x 6'0" (1.87 x 1.85)

EXTERNAL

GARAGE

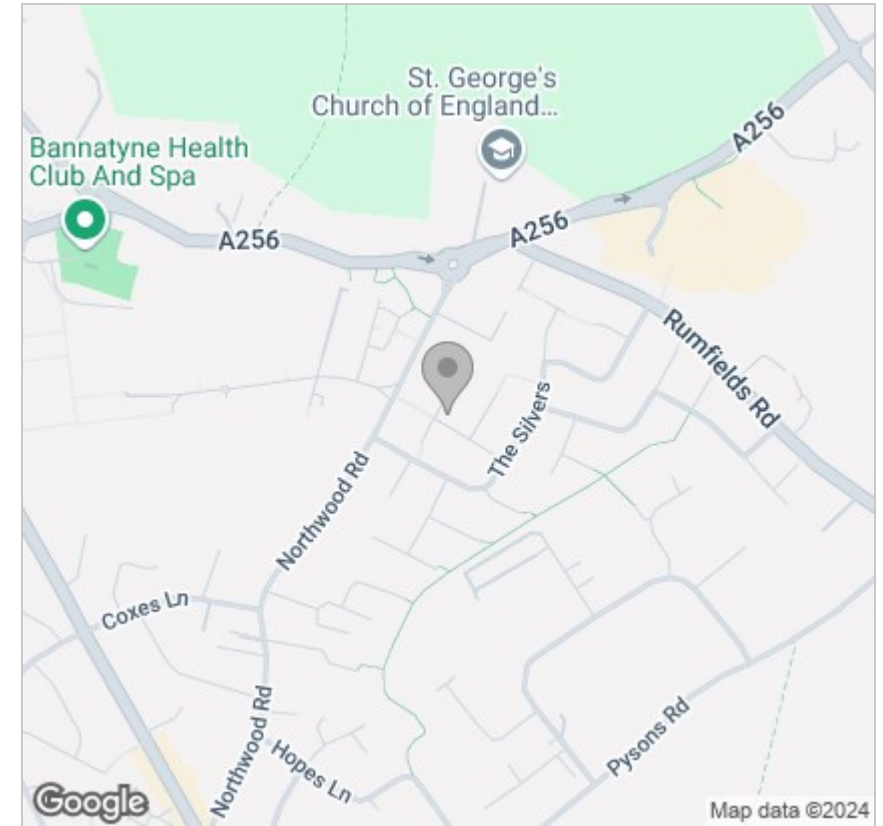
16'1" x 7'3" (4.91 x 2.21)



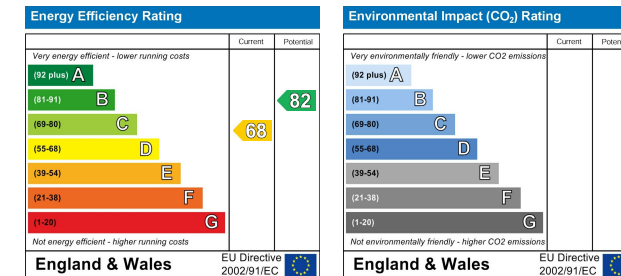
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact our TMS ESTATE AGENTS Office on 01843 866055 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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