



Beacon Road, Broadstairs
Offers In The Region Of £350,000



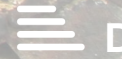
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A Fantastic Opportunity to Create Your Dream Home!

Located on the sought-after Beacon Road in Broadstairs, this charming three-bedroom semi-detached house is offered with no forward chain, presenting a superb opportunity to put your own stamp on a home in a prime location.

Set back from the road behind a well-kept front garden, the property benefits from off-street parking for one car as well as a garage. A gated pathway leads to the entrance porch, opening into a spacious hallway. To the right, the generously sized lounge is bathed in natural light from a large bay window, creating a warm and welcoming space. The kitchen provides ample room for modernisation, while the separate dining room at the rear enjoys views of the garden. There is excellent potential to reconfigure this space, subject to the necessary consents, for open-plan living.

An additional versatile space at the back of the property, currently used as a bar, could easily be transformed into a home office, studio, or playroom - ideal for today's flexible lifestyles.

Upstairs, the property offers two well-proportioned double bedrooms and a good-sized single bedroom. The family bathroom includes a bathtub with an overhead shower and basin, with a separate WC conveniently located next door.

The rear garden, approximately 75ft in length, is mostly laid to lawn and bordered by mature shrubs, providing a private and tranquil outdoor space. Like the rest of the property, it offers a fantastic blank canvas to enhance and personalise.

Beacon Road is a highly desirable location, particularly for families, thanks to its proximity to excellent local schools. Broadstairs train station is just a 20-minute walk away, offering high-speed connections to London, while the Thanet Loop bus service provides easy access to Margate and Ramsgate.

Don't miss out on this fantastic opportunity - call TMS today to arrange your viewing! We're available seven days a week.





Lounge
14'6" x 14'4" (4.43 x 4.38)

Kitchen
10'9" x 9'9" (3.29 x 2.99)

Dining Room
14'1" x 10'4" (4.30 x 3.16)

Office/Bar
8'5" x 7'9" (2.59 x 2.38)



Garage
19'3" x 8'5" (5.89 x 2.59)

FIRST FLOOR

Main Bedroom
15'10" x 13'0" (4.84 x 3.98)

Bedroom Two
13'0" x 12'4" (3.98 x 3.78)

Bedroom Three
9'11" x 7'3" (3.04 x 2.23)



Bathroom
6'1" x 4'7" (1.87 x 1.41)

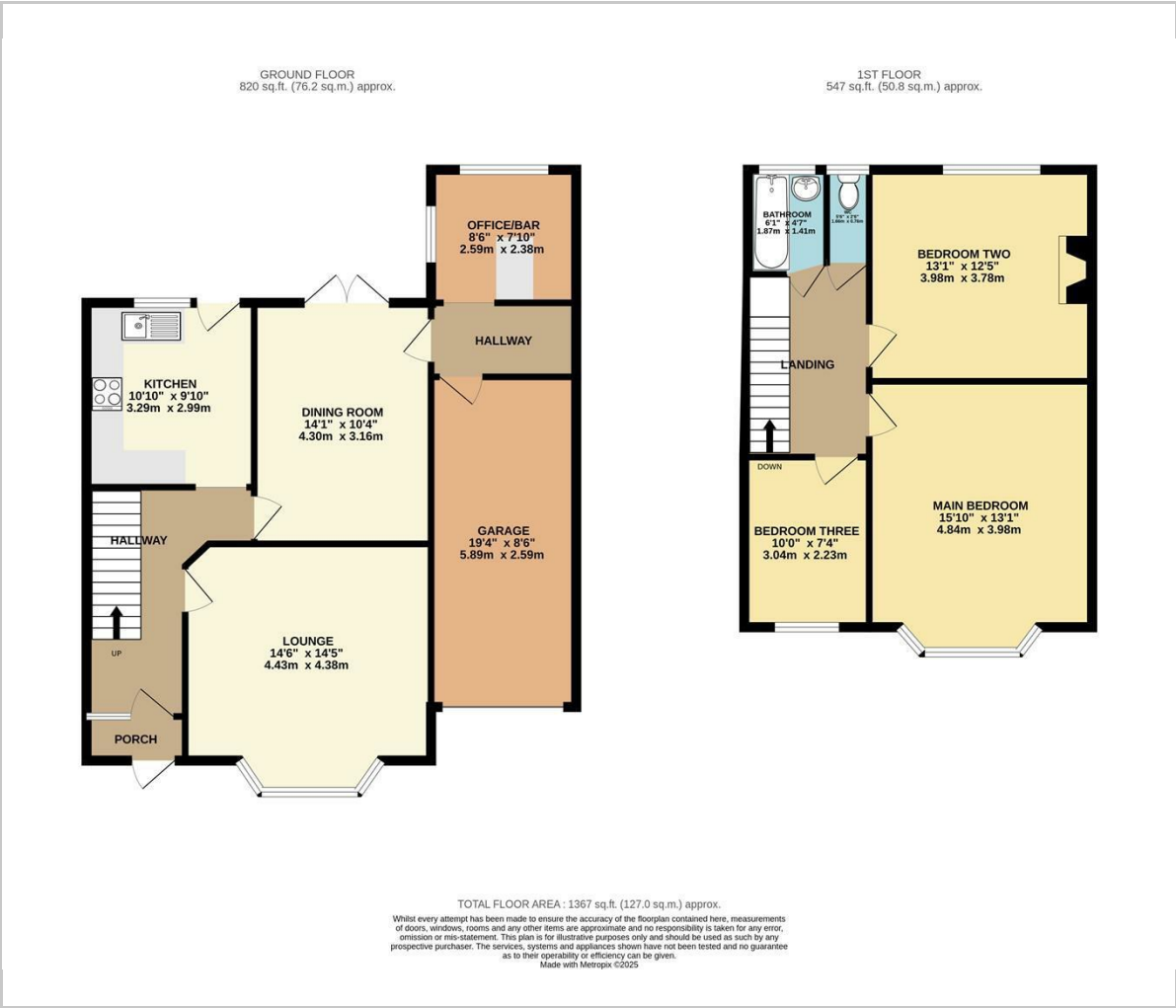
WC
5'2" x 2'6" (1.60 x 0.78)

Identification Checks

Should a purchaser(s) have an offer accepted on a property marketed by TMS Estate Agents, they will need to undertake an identification check. This is done to meet our obligation under Anti Money Laundering Regulations (AML) and is a legal requirement. We use a specialist third party service to verify your identity. The cost of these checks is £50 plus. VAT or £60 inc. VAT per purchaser, which is paid in advance, when an offer is agreed and prior to a sales memorandum being issued. This charge is non-refundable under any circumstances.



Floor Plan



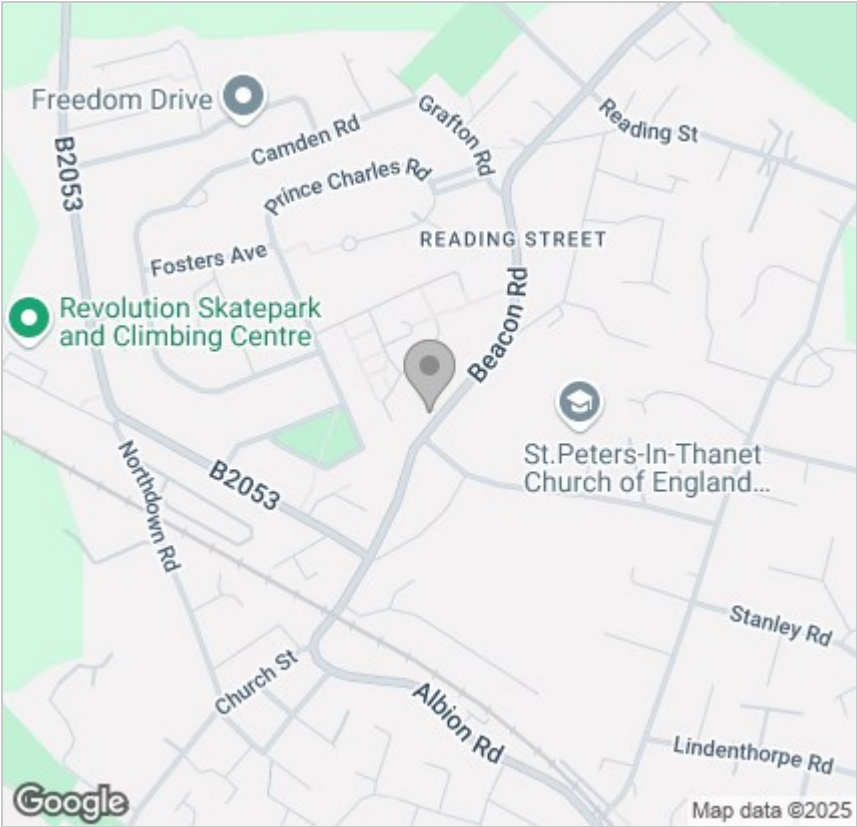
Viewing

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 firms employment has the authority to make or give any representation or warranty in respect of the property.

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Area Map



Energy Efficiency Graph

