



The Parade, Margate, CT9 1EY

£1,500 Per Month



AVAILABLE APRIL 2025 ~ STUNNING PANORAMIC
SEA VIEWS ~ OLD TOWN MARGATE

PERIOD PROPERTY IN THE HEART OF MARGATE'S
VIBRANT OLD TOWN AND CONSERVATION AREA

TMS ESTATE AGENTS are delighted to bring to the rental market this spacious and charming character 3 bedroom maisonette arranged over 3 floors. Situated in the desirable Old Town area of Margate with panoramic views from the master bedroom, lounge and top floor bedroom this stunning apartment is not to be missed.

This charming character property would make a great home for a couple of professional people sharing and working from home The apartment offers three double bedrooms with lounge, kitchen/diner and two bathrooms. Benefiting from gas central heating gas central heating and a private entrance

Boasting the the most spectacular views over Margate's sweeping sandy beach, harbour arm, Piazza and Turner Contemporary Gallery, this is an idyllic spot to wind down after a long day enjoying the famous Turner sunsets.

Located close to the town centre, bus routes and within walking distance of the mainline railway station offering fast links direct to London, viewings are strongly recommended.

The property is ideal for a couple working from home or a small family with older children, the landlord does not allow smokers and pets are not allowed under the terms of the lease, it is not suitable for small children.

Council Tax band A / EPC - D / Deposit £1730.76 / Holding Deposit £346.15
<https://checker.ofcom.org/> for broadband and phone coverage.

APPLICANTS WILL BE REQUIRED TO SHOW A MINIMUM TOTAL INCOME OF £45,000 PER ANNUM FOR SUFFICIENT AFFORDABILITY FOR THIS PROPERTY. IF A WORKING GUARANTOR IS REQUIRED THEY WILL NEED AN INCOME OF £54,000 PER ANNUM TO MEET AFFORDABILITY

Call TMS ESTATE AGENTS today to book your accompanied viewing, we are open 7 days a week.





- Panoramic Views over Margate Harbour
- Available April 2025
- Professional Tenants
- Own Entrance
- 3 Double Bedroom Apartment
- Centrally Located
- Margate Old Town
- Council Tax Band A / EPC - D
- Sorry No Pets
- Long term Let / Unfurnished

GROUND FLOOR

Entrance Hall

1ST FLOOR

Lounge

14'0" x 13'8" (4.29 x 4.19)

Kitchen

10'9" 8'7" (3.3 2.64)

2ND FLOOR

Landing

Bedroom

14'6" 13'3" (4.42 4.04)

Bedroom

11'6" 8'9" (3.53 2.67)

Bathroom

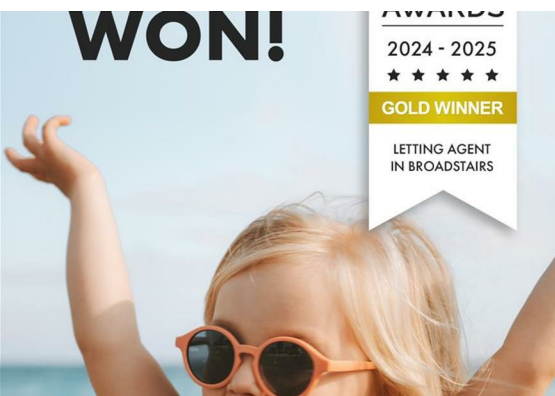
3RD FLOOR

Landing

Bedroom

15'3" 8'11" (4.65 2.74)

Bathroom



Floor Plan



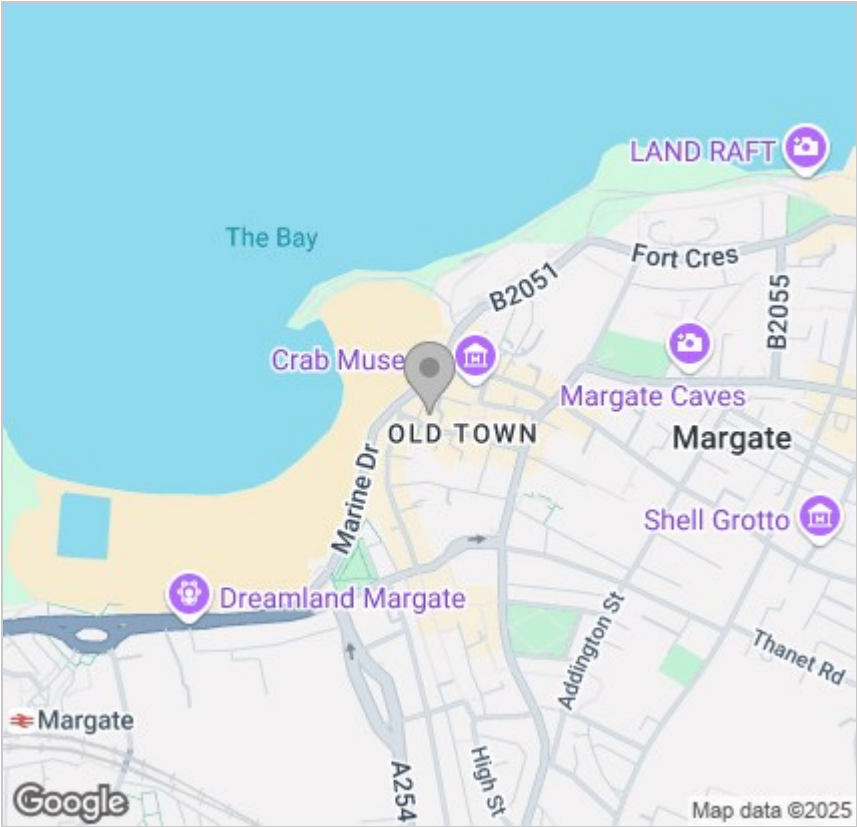
Viewing

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

