



Thomas
jackson
ESTATE AGENTS



151 All Saints Avenue

Margate, CT9 5QH

- Stunning Family Home Close to Beach, Town & Station
- Three Bedrooms, The Master with En Suite and Double Wardrobes
- Contemporary Conservatory with Granite Windowsills & Underfloor Heating
- Fitted Kitchen with Appliances
- Two Parking Spaces, Chain Free
- Pretty, Serene Garden Laid to Paving.
- Simply Stunning
- Viewing Essential To Appreciate All On Offer

£345,000

EPC Rating '78'





Property Description

THE PROPERTY

Welcome to this truly stunning modern mid-terrace house, perfectly positioned for convenience and coastal living. This immaculate three-bedroom home has been thoughtfully designed for contemporary comfort, featuring a bright and spacious living area. The master bedroom is a relaxing retreat, boasting an en-suite shower room and built-in wardrobes, with further built-in storage found in bedroom two. Practicality meets luxury with a downstairs cloakroom, a main family bathroom, and a magnificent conservatory complete with cosy underfloor heating. Outside, you'll find a pretty courtyard garden and the rare bonus of two allocated parking spaces, all within a short stroll of the station, beach, and town centre.

SITTING ROOM

15' 03" x 13' 5" (4.65m x 4.09m) Coved ceiling, double glazed entrance door, double glazed bow window to the front, stairs to the first floor, TV point, radiator, door to under stairs storage cupboard. opening into:-



DINING ROOM

10' 4" x 7' 7" (3.15m x 2.31m) Coved ceiling, radiator, opening to kitchen, French doors to conservatory.

KITCHEN

8' 08" x 7' 03" (2.64m x 2.21m) Measurements include a well-planned range of fitted units, fitted dishwasher, electric fan oven, washing machine and fridge freezer. Worksurface is inset with a stainless-steel sink and drainer with mixer tap plus a four-burner induction hob. Attractive metro tiling, stainless steel chimney style filter hood, range of coordinating wall units, wall mounted gas boiler, double glazed window.

CONSERVATORY

10' 9" x 9' 6" (3.28m x 2.9m) Double glazed units on a brick-built base, double glazed French doors open to the garden, under floor heating, granite windowsills, fitted blinds.

STAIRS TO

LANDING

Coved ceiling, access to loft, doors to

MASTER BEDROOM

11' 9" x 9' 9" (3.58m x 2.97m) Coved ceiling, double glazed window to the front, radiator, doors to fitted double wardrobe, door to:-

EN SUITE SHOWER ROOM WC

Suite comprising fitted shower enclosure, low level WC, pedestal wash basin, attractive tiling, double glazed window, heated towel rail.

BEDROOM TWO

8' 09" x 8' 09" (2.67m x 2.67m) Coved ceiling, double glazed window, radiator, doors to double wardrobe.

BEDROOM THREE

8' 09" x 6' 07" (2.67m x 2.01m) Double glazed window, radiator.

FAMILY BATHROOM

Suite comprising a contemporary suite of panel bath and vanity unit with built in recessed flush and wash hand basin with a mixer tap, attractive tiling to walls and floor, heated towel rail, extractor fan.

REAR GARDEN

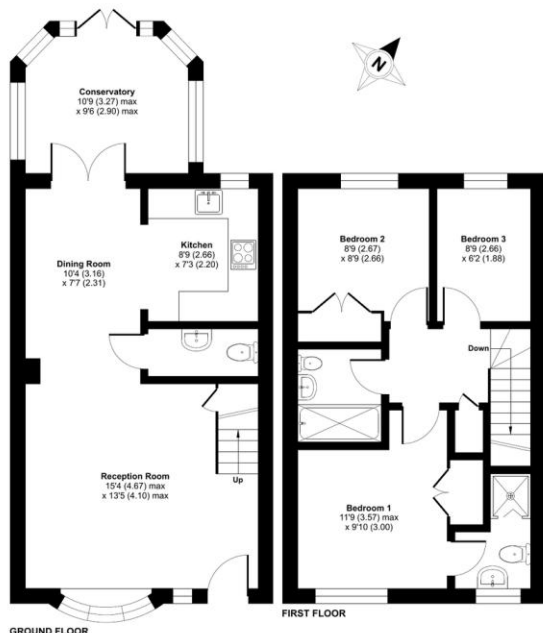
The rear garden offers a serene private space for relaxing and soaking up the sun. Accessed via the conservatory onto a paved garden with planted borders, outside tap, set





All Saints Avenue, Margate, CT9

Approximate Area = 915 sq ft / 85 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS Residential). © richcom 2025. Produced for Thomas Jackson Estate Agents Ltd. REF: 1372889

within fenced perimeters, pedestrian gateway opens to the car parking area.

ALLOCATED PARKING

Allocated parking spaces for two vehicles.

MEASUREMENTS

All measurements are for general guidance purpose only. The measurements are approximate, the measurements given should not be relied on. All measurements were taken using a sonic tape therefore maybe subject to a small margin of error. 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. The mention of any appliances and/or services within these particulars does not imply they are in full or efficient working order.

COUNCIL TAX

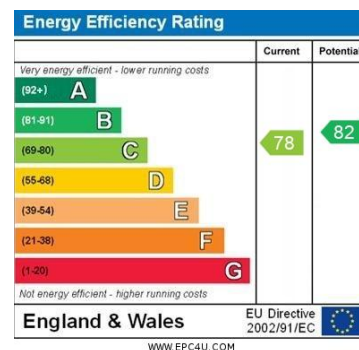
Local Authority Thanet District Council

Council Tax Band C

Council Tax Cost (PA) £2,084.66

ANTI MONEY LAUNDERING

AML Identification Checks – If you have an offer accepted on a property through Thomas Jackson, we will be required by law to carry out anti money laundering checks prior to instructing Solicitors.



152 Northdown Road
Cliftonville
Margate
Kent
CT9 2QN

www.thomasjackson.biz
01843 221000
sales@thomasjackson.biz

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

