



Driftwood  
Marine Drive | Broadstairs | Kent | CT10 3LU

FINE & COUNTRY



# Step inside

## Driftwood

Whether you are looking for a permanent marine residence or a stunning holiday and weekend seaside home, this unique detached and potentially multi-generational property nestled on a generous plot of 0.2999 of an acre, could be top of your list. It was originally built in the late 1970s/early 1980s and has been considerably extended since then with plenty of flexible accommodation and has also been designed internally to take full advantage of the uninterrupted and panoramic views across the Blue Flag Botany Bay. The property is approached along a private road and accessed through large automatic wrought iron entrance gates that open onto a vast block paved frontage where you can park numerous vehicles. With its cathedral style pointed windows and glass balconies on the first floor plus an attractive covered entrance porch and contemporary front door, the house has great appeal even before you walk inside.

But once across the threshold the spaciousness of this charming modern property becomes even more apparent. There is a lobby with a double storage cupboard, oak stairs to the first floor, half height panelling and oak flooring that flows through much of the property and glazed double doors to the hall. This leads to the good sized, dual aspect sitting room with a patterned stone fireplace and a coal effect gas fire as well as sliding doors to the terrace and glazed double doors to the dining room that also has access to the garden and folding doors to the ground floor kitchen. Here you will find a raft of Shaker style wood units housing a AEG induction hob, built in NEFF oven and microwave as well as an integrated dishwasher, fridge and freezer plus a large storage cupboard and a built in wine rack. It opens into the utility room with stand-alone laundry facilities and leads to a light and bright double bedroom with an ensuite bathroom/shower room, walk-in wardrobe and patio doors to the rear terrace and the plant room and large study at the front of the property with Italian porcelain tiled floor. This has wide patio doors to the front driveway and is ideal for anyone working from home as, not only does it offer delightful views to the sea, but it means business visitors do not need to go into the rest of the home. However part, or all, of the ground floor could become a separate apartment for adult children or older relatives as it already has all the facilities needed to create an independent home and also because it is the first floor where the current owners spend much of their time.

When you walk up the stairs, you will understand why. Firstly you are greeted by a very large galleried landing that provides a wonderful seating area where you can sit and revel in the panoramic vista through the three cathedral style windows and secondly there is the awe-inspiring 41.3ft kitchen/ family area with windows on all sides that consists of a kitchen with breakfast bar as well as dining and seating areas and is the true 'hub of the household'. To add to this it offers stunning sea views through wide patio doors that lead to a curved decked front balcony as well as additional patio doors that open onto a rear curved balcony overlooking the garden. It also includes a trendy log burner that heats the whole upstairs. The kitchen was designed and installed by Umbermaster and has very contemporary "driftwood" style units with granite worktops housing a Miele gas hob, built in Neff ovens and microwave, fridge and freezer, dishwasher and wine cooler as well as a peninsular breakfast bar. This floor also includes a family bathroom and three double bedrooms with fitted cupboards including one with sliding doors to the rear balcony with external spiral staircase that leads down to the garden. The superb triple aspect main bedroom has built in wardrobes, an ensuite wet room and bi-fold doors front and back, with a Juliet balcony overlooking the garden and the private front balcony where you can sip your morning coffee while enjoying the views.

Although the rear garden is quite large it is extremely easy to manage and is ideal for those with leisure and pleasure in mind. It includes a wraparound terrace for outdoor entertaining as well as an 11m heated swimming pool with a cantilevered 'roof' that can be opened when the sun is shining but closed when it is not, so you get the best of both worlds. There is also a charming summerhouse and a very large detached outbuilding currently in use as a gym with a vaulted ceiling, bamboo wood flooring and a wall of sliding doors to the garden that could always become an office, studio or games room. The garden has a Mediterranean feel with its jasmine covered pergola, raised shrub beds, olive, bay and palm trees, while the large lawn is ideal for kids to kick a ball around.

The property includes 32 solar panels on the roof and on the gym generating approximately 12kw and giving the surplus back to the grid. There is also fibre optic high speed broadband, Sonos ceiling speakers providing surround sound, alarm systems, Hive, remote control shutters and remote control front gate access.

*Could be subject to restricted borrowing.*











# Seller Insight

“ We have loved living here and have enjoyed updating the property to make it a modern family space upstairs and redesigning the garden to be simple to maintain. It is wonderful to have such amazing views; it was walking up to the first floor landing and seeing the panoramic sea view for the first time and feeling the sense of space it gives you that completely sold the property to us. However we feel it is time to start a new chapter in our lives and hope new owners will enjoy everything available in this unique property.

It is within walking distance of the North Foreland Golf club, Kingsgate and Joss Bays and, for anyone who would like a drink or a meal without having to take the car out, there is the Botany Bay hotel or the Captain Digby restaurant. A regular bus service travels around Thanet on the Loop and there is a useful convenience store nearby. The centre of the delightful Victorian seaside resort of Broadstairs is only a five minute drive with its mainline station and the high speed rail service that can whisk you to St Pancras in under an hour and a half. The town also has a wide variety of individual shops, bars and restaurants as well as the renowned Viking Bay. There are also a number of annual events such as Folk Week, the Dickens Festival and the Food Fair and also excellent education facilities with Outstanding primary and grammar schools as well as first class private schools in the vicinity.”\*

\* These comments are the personal views of the current owner and are included as an insight into life at the property. They have not been independently verified, should not be relied on without verification and do not necessarily reflect the views of the agent.









**Travel Information**

By Road	
Broadstairs Station	2.5 miles
Channel Tunnel	29.7 miles
Dover Docks	23.4 miles
Canterbury	19.1 miles
Charing Cross	80.0 miles
Gatwick Airport	84.9 miles

By Train from Broadstairs	
High-Speed St. Pancras	1hr 22 mins
Charing Cross	1hr 56 mins
Victoria	1hr 48 mins
Canterbury West	25 mins
Ashford International	42 mins

**Leisure Clubs & Facilities**

Surf School Joss Bay	01843 868171
North Foreland Golf Club	01843 862140
Thanet Wanderers RUFC	01843 868857
Broadstairs and St. Peter's Bowls Club	01843 861293
Broadstairs and St. Peter's Tennis Club	

**Healthcare**

St. Peter's Surgery	01843 608860
Broadstairs Medical Practice	01843 608836
Mocketts Wood Surgery	01843 862996
QEQM Hospital	01843 225544

**Education**

**Primary Schools:**

Callis Grange Nursery and Infant	01843 862531
St. Peter's Primary	01843 861430
St. Joseph's Primary	01843 861738
Upton Junior	01843 861393
Wellesley Haddon Dene	01843 862991
St. Lawrence Junior	01843 572900
St George's Primary	01843 609000

**Secondary Schools:**

Charles Dickens	01843 862988
St. George's	01843 609000
Dane Court Grammar	01843 864941
Chatham and Clarendon House	01843 591075
St. Lawrence Senior	01843 572900

**Entertainment**

Theatre Royal	01843 293397
Sarah Thorne Theatre, Broadstairs	01843 863701
Vue Cinema Complex	0871 2240240
Palace Cinema	01843 865726
Tartar Frigate Restaurant	01843 862013
Botany Bay Hotel	01843 868641
Captain Digby	01843 867764
Wyatt and Jones	01843 865126

**Local Attractions/Landmarks**

Crampton Tower	01843 871133
Dickens House Museum	01843 861232
Quex Park	01843 841119
Lilliput Mini Golf	01843 861500
Turner Contemporary	01843 233000
Spitfire and Hurricane Museum	01843 821940
Hornby Visitor Centre, Westwood	01843 233524
Shell Grotto, Margate	01843 220008

**Split Level Ground Floor**  
Approx. 134.4 sq. metres (1447.0 sq. feet)



**First Floor**  
Approx. 128.9 sq. metres (1396.1 sq. feet)



**SPLIT LEVEL GROUND FLOOR**

Lobby	
Hall	
Cloakroom	
Study	15'4 x 10'10 (4.68m x 3.30m)
Plant Room	11'10 x 6'0 (3.61m x 1.83m)
Bedroom 2	17'7 maximum x 15'4 maximum (5.36m x 4.68m)
En Suite Bath/Shower Room	
Walk In Wardrobe	
Utility Room	
Kitchen	12'0 x 10'8 (3.66m x 3.25m)
Dining Room	12'0 x 12'0 (3.66m x 3.66m)
Sitting Room	20'10 x 11'11 (6.35m x 3.63m)

**FIRST FLOOR**

Landing	
Main Bedroom	20'10 x 9'11 (6.35m x 3.02m)
En Suite Shower Room	
Balcony	
Bedroom 3	11'9 x 10'11 (3.58m x 3.33m)
Bedroom 4	10'11 x 10'11 (3.33m x 3.33m)
Bathroom	
Kitchen/Family Area	41'3 x 15'4 (12.58m x 4.68m)
Balcony	
Balcony	

**OUTBUILDING**

Gym	19'6 x 15'9 (5.95m x 4.80m)
Summerhouse	

**OUTSIDE**

Rear Garden  
Heated Swimming Pool  
Gated Driveway

£ 1,375,000

Council Tax Band: G

Tenure: Freehold



Agents notes: All measurements are approximate and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. For a free valuation, contact the numbers listed on the brochure. Copyright © 2023 Fine & Country Ltd. Registered in England and Wales. Company Reg. No. 2597969. Registered office address: St Leonard's House, North Street, Horsham, West Sussex. RH12 1RJ. Printed 31.10.2023





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