



Flat 1 Deal House, 10 Prince Of Wales Terrace
Deal, CT14 7BU
£325,000

colebrooksturrock.com





Flat 1, Deal House

10 Prince Of Wales Terrace, Deal

A deceptively spacious lower ground floor apartment boasting private access and no onward chain, within this handsome and imposing seafront building.

Situation

Prince of Wales Terrace occupies a prominent central and convenient location on the seafront in Deal, within the extended Conservation Area, where Deal's rich history can still be discovered in its winding streets and alleys. Other areas of interest include a Tudor Castle and the traditional seafront with its pier and promenade offering a flat seven mile stretch from Kingsdown to Sandown and across the sand dunes of Sandwich Bay. The town centre itself is just around the corner, comprising an eclectic mix of individual shops, galleries, bars and cafes, mixed in with some essential high street multiples and an extremely popular weekly market. Rail services are available from Deal station only a short walk away and are inclusive of the Javelin high speed link to London St Pancras.

The Property

No: 10 Prince of Wales Terrace is known as "Deal House" a handsome and imposing seafront building that has undergone extensive refurbishment and exterior works in recent years. Flat 1 occupies the lower ground floor and enjoys its own private entrance and paved courtyard. Internally the deceptively spacious accommodation is beautifully presented throughout, boasting oak doors and flooring as well as ample storage throughout. The contemporary kitchen/breakfast area is fitted with a matching range of sleek gloss units and black granite worktops. The generous sitting/dining room is positioned to the front where an attractive fireplace creates a focal point and the large bay window floods the space with natural light. The principal bedroom benefits from a range of fitted wardrobes, glazed French doors opening to the private courtyard, and its own ensuite shower room. The two remaining bedrooms are serviced by a modern, fully tiled family bathroom complete with

separate shower cubicle. This stylish seafront apartment is double glazed, centrally heated and is being sold with no onward chain.

Outside

The apartment enjoys a small private paved courtyard accessed via double doors from the principal bedroom. There are also additional outside areas around the front bay window and by the front door. Restricted on street parking is available on a first come first served basis and residents' parking permits plus visitor permits for the immediate area are available from Dover District Council.

Services

All mains services are understood to be connected to the property.

Local Authority

Dover District Council, White Cliffs Business Park, Whitfield, Dover, Kent, CT16 3PJ.

Tenure & Maintenance Charges

Share of Freehold
999 Lease from 24th June 1991
Maintenance Charge £80 per month

Current Council Tax Band: A

EPC Rating: F

Agents Note

The property is 'bought as seen' and the Agents are unable to comment on the state and condition of any fixtures, fittings and appliances etc.

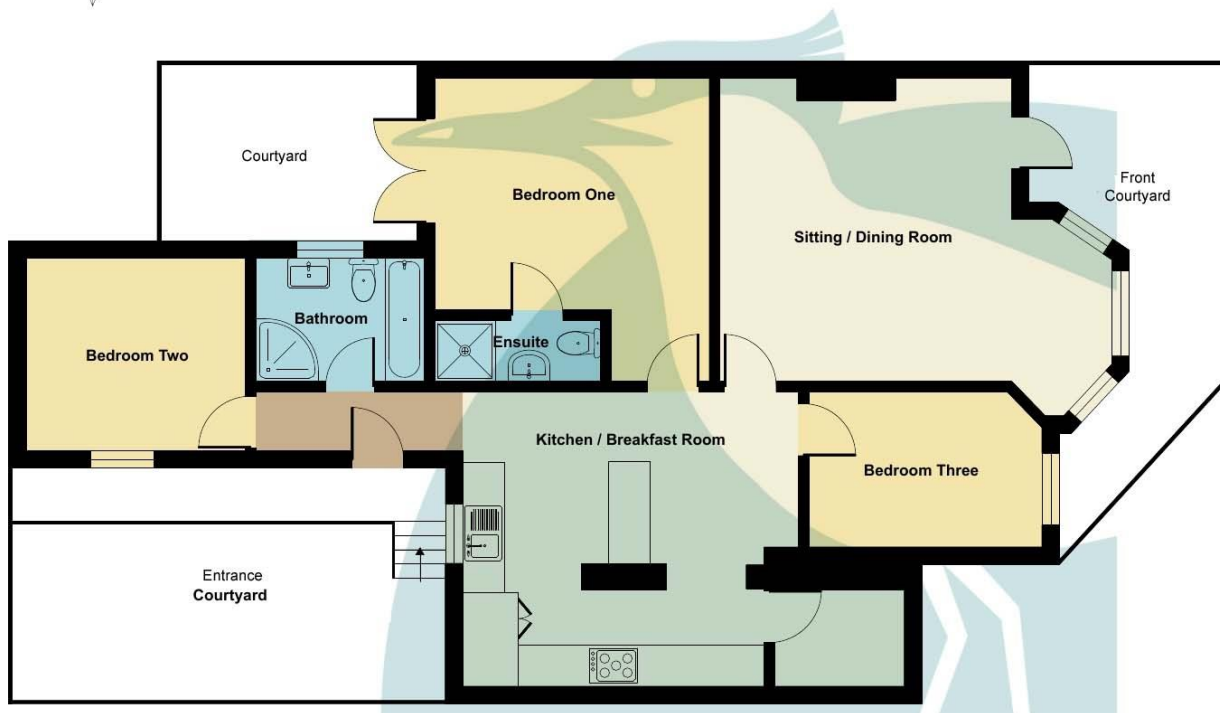


To view this property call Colebrook Sturrock on **01304 381155**



Total Approximate Area = 957 sq ft / 88.9 sq m

For identification only - Not to scale



GROUND FLOOR
Approx. 957 SQFT (INTERNAL)



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Colebrook Sturrock 2014 Limited. REF: 1291013

Sitting/Dining Room

18' 3" x 14' 9" (5.56m x 4.49m)

Kitchen/Breakfast Room

14' 3" x 13' 11" (4.34m x 4.24m)

Bedroom One

13' 0" x 10' 11" (3.96m x 3.32m)

Ensuite

7' 10" x 2' 11" (2.39m x 0.89m)

Bedroom Two

10' 4" x 9' 1" (3.15m x 2.77m)

Bedroom Three

11' 0" x 6' 9" (3.35m x 2.06m)

Bathroom

7' 11" x 5' 10" (2.41m x 1.78m)

Entrance Courtyard

19' 2" x 9' 7" (5.84m x 2.92m)

Courtyard

12' 3" x 8' 0" (3.73m x 2.44m)

Front Courtyard

15' 4" max x 8' 2" max (4.67m x 2.49m)

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		
39-54	E		51 E
21-38	F	21 F	
1-20	G		

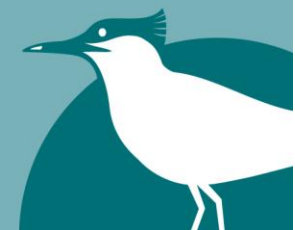
17 The Strand, Deal, Kent, CT14 7DY

t: 01304 381155

walmer@colebrooksturrock.com



colebrooksturrock.com



IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

Also in: Hawkinge • Saltwood • Sandwich