



Sutherland Drive, Birchington, Kent    **£350,000**





# YOUR MOVE

-

Charterhouse





Sutherland Drive,  
Birchington, Kent

**£350,000**

### Property Description

Your Move Charterhouse are delighted to offer this spacious family home in sought after Birchington. The property benefits from a convenient location, whereby Birchington's main high street is easily accessible, as is the train station and local bus routes. Situated within the catchment area for well regarded local schools, this properties location is a major advantage. The property is set on an attractive corner plot, that offers ample parking as well as a garage. Internally the property offers three bedrooms as well as a family bathroom on the first floor. On the ground floor there is a 25ft lounge diner, a well presented kitchen, conservatory and a WC. Given the properties location and the quality of accommodation on offer its definitely not one to miss out on!. To arrange your viewing call Your Move Charterhouse on 01843-842838.

### Our View

### Location



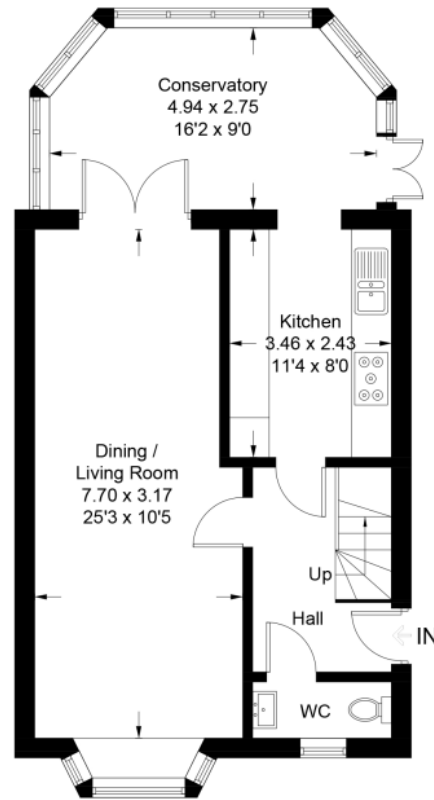
**Three Bedrooms**  
**For full EPC please contact the branch**

# Sutherland Drive, Birchington, CT7

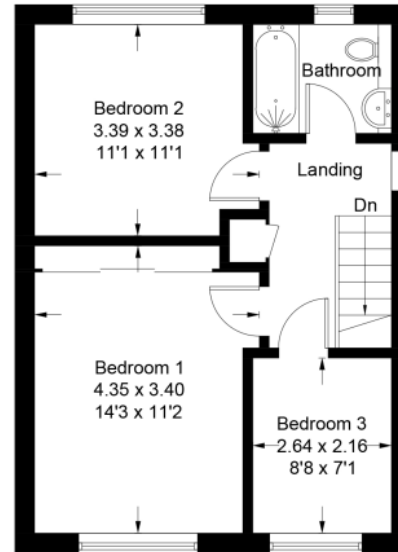
Approximate Gross Internal Area = 97.6 sq m / 1050 sq ft

Garage = 12.6 sq m / 136 sq ft

Total = 110.2 sq m / 1186 sq ft



**Ground Floor**



**First Floor**



(Not Shown In Actual Location / Orientation)

Illustration for identification purposes only,  
measurements are approximate, not to scale. (ID670982)

IMPORTANT NOTE TO PURCHASERS: We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. The services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as guide to prospective buyers only, and are not precise. Floor plans where included are not to scale and accuracy is not guaranteed. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Fixtures and fittings other than those mentioned are to be agreed with the seller.

All Measurements are Approximate

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220-228 Northdown Road, Margate, Kent, CT9  
2QD

01843 291 777 \* [cliftonville@your-move.co.uk](mailto:cliftonville@your-move.co.uk)



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