



**Seapoint Road, Broadstairs**  
**Open To Offers £170,000**





Dialer



Situated in an enviable coastal location just moments from the picturesque Western Esplanade, this beautifully presented first-floor retirement apartment offers a wonderful opportunity to enjoy comfortable, independent living by the sea.

Thoughtfully designed with convenience and practicality in mind, the apartment provides spacious and well-proportioned accommodation throughout. The bright and welcoming lounge serves as the heart of the home, with a charming Juliette balcony allowing natural light to flood the room while providing the perfect spot to enjoy the refreshing sea air and glimpses of the coastal surroundings.

The fitted kitchen is both functional and well-equipped, offering ample storage and workspace, making meal preparation simple and enjoyable.

There are two generous bedrooms, including a particularly spacious principal bedroom benefiting from a built-in wardrobe, providing excellent storage without compromising on floor space. The second bedroom offers versatility and could equally serve as a guest room, hobby room, or home office. The accessible shower room has been designed with ease of living in mind .

Further enhancing the appeal of this delightful home is the valuable addition of a private garage, providing secure parking or useful additional storage space. Whether used for a vehicle, bicycles, mobility equipment, or general household storage, the garage offers excellent practicality and convenience.

The location is truly one of the property's standout features. Positioned just a stone's throw from the seafront, residents can enjoy leisurely strolls along the promenade, breathe in the fresh coastal air, and take advantage of the beautiful scenery that Broadstairs is renowned for.

Combining spacious accommodation and an exceptional coastal setting, this charming retirement apartment presents an ideal opportunity for those seeking a relaxed and enjoyable lifestyle by the sea.

Call TMS today to arrange your accompanied viewing.



|              |                              |
|--------------|------------------------------|
| Lounge/Diner | 11'7" x 11'5" (3.54 x 3.50 ) |
| Main Bedroom | 11'7" x 9'9" (3.54 x 2.98)   |
| Bedroom Two  | 11'7" x 8'8" (3.54 x 2.66)   |
| Shower Room  | 7'4" x 6'7" (2.24 x 2.02)    |
| Kitchen      | 8'1" x 6'7" (2.47 x 2.02)    |



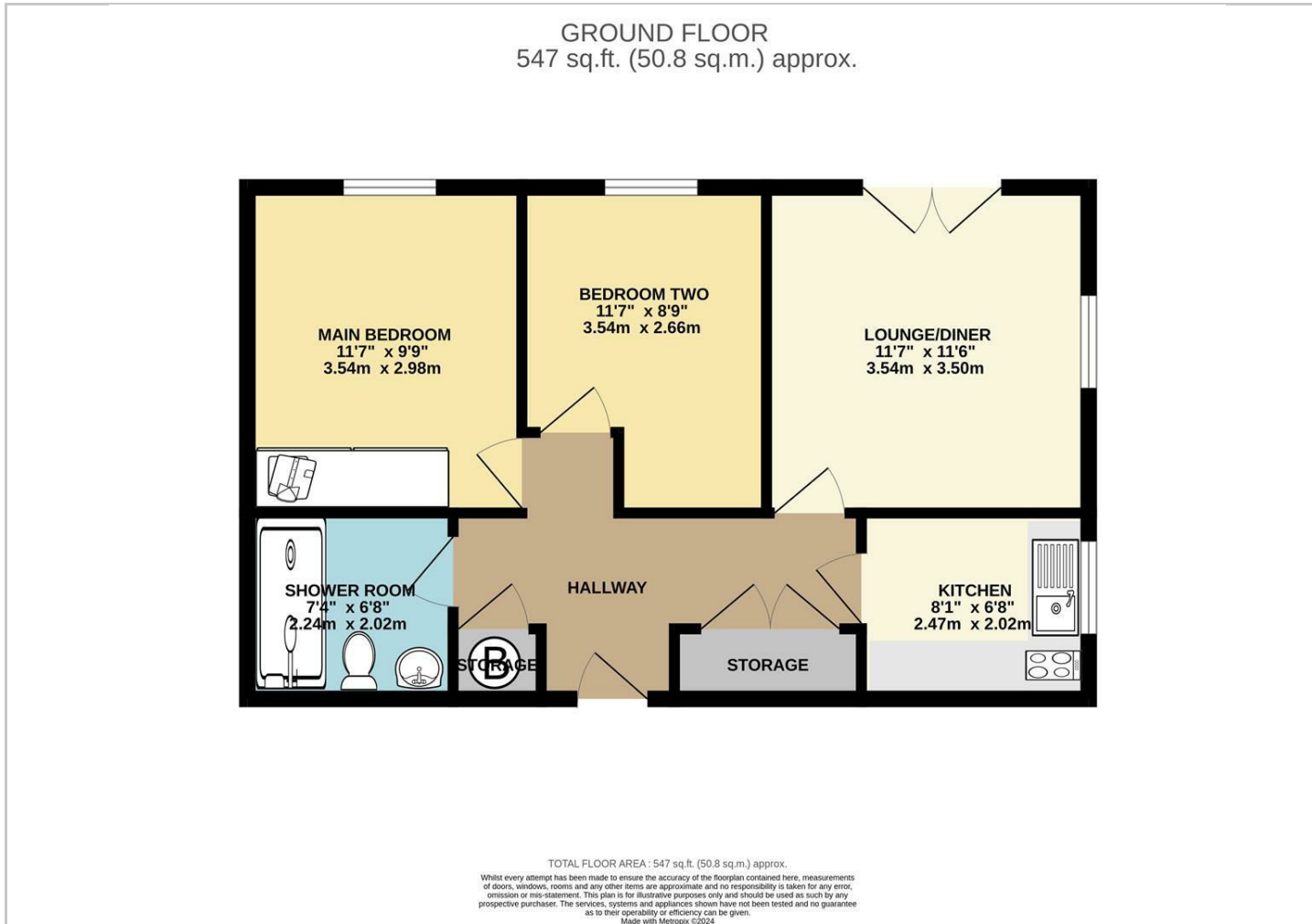


- OVER 55'S ONLY
- FANTASTIC FIRST FLOOR APARTMENT
- READY TO MOVE IN!
- SHORT WALK TO BROADSTAIRS TOWN CENTRE
- BREATHTAKING COASTAL WALKS
- NO FORWARD CHAIN
- GARAGE
- SANDY BEACHES NEARBY
- GOOD TRANSPORT LINKS
- NORTH FORELAND GOLF COURSE APPROX 10 MINUTE DRIVE AWAY





## Floor Plans



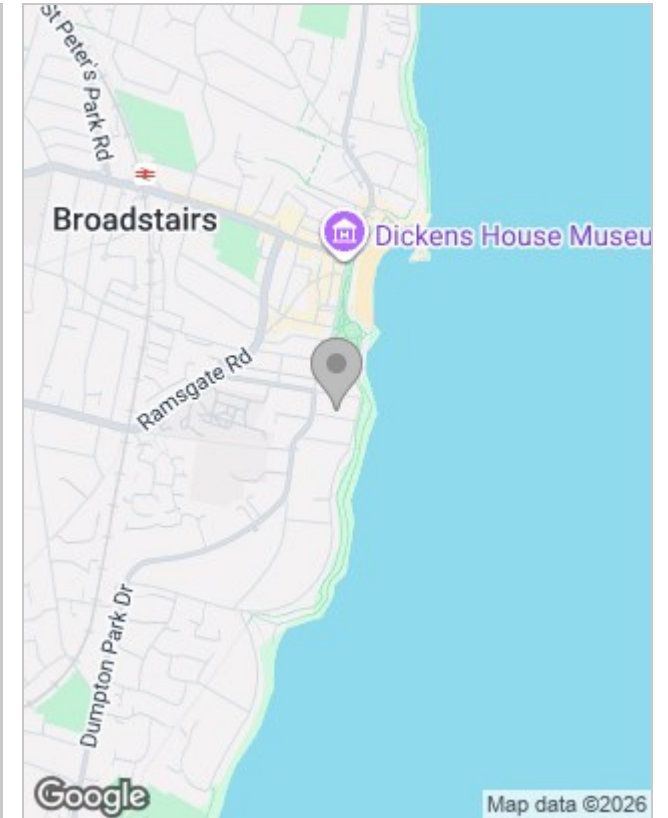
## Viewing

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.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

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## Location Map



## Energy Performance Graph

