FOUNDATION

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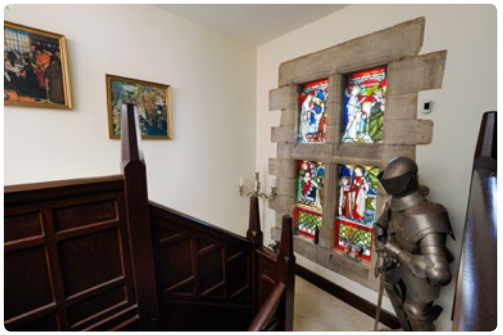


White Rose Thatch, 190, Canterbury Road, Margate, CT9 5JW

6 BEDROOMS | 4 BATHROOMS | 4 RECEPTIONS











White Rose Thatch, 190, Canterbury Road, Margate, CT9 5JW

- Enchanting Detached Thatched Roof Residence
- Almost 4000 Sq.Ft of Versatile Accommodation
- Significantly Extended Period Property
- Six Bedrooms & Four Bathrooms
- Open Plan Living Room With Skylights
- Set within 0.25 Acres Of Grounds
- Self Contained Annexe, Studio & Driveway
- Walking Distance Of The Seafront

SITUATION:

Ideally positioned between the popular coastal villages of Birchington and the vibrant seaside town of Margate, this location offers an appealing balance of traditional seaside living, everyday convenience and access to a wealth of leisure and cultural attractions. The surrounding coastline is particularly attractive, with an abundance of sandy beaches, picturesque bays and coastal walks, making it an excellent setting for those who enjoy an outdoor lifestyle.

The nearby village of Birchington offers a welcoming community atmosphere, with a good selection of independent shops, supermarkets, cafés, traditional pubs, restaurants and everyday amenities. There are also medical facilities, local services and a range of sporting and recreational clubs. The village has a primary school, with further educational provision available in the surrounding area.

A short distance away, Margate offers a more eclectic and contemporary coastal lifestyle. Famous for its sweeping sandy beach, harbour and historic Old Town, the town has undergone something of a renaissance in recent years and is now recognised for its thriving creative scene. The Turner Contemporary gallery, independent boutiques, vintage shops, cafés, restaurants and traditional seafront attractions sit alongside the much-loved Dreamland amusement park. There is also a wider choice of supermarkets, leisure facilities and educational establishments, including primary and secondary schools.

Both Birchington and Margate benefit from railway stations, providing regular services towards Ramsgate and London. High-speed services from Margate offer connections to London St Pancras International, making the area a viable option for commuters, while road links provide access across the Isle of Thanet and towards Canterbury and the wider Kent motorway network.









DESCRIPTION:

White Rose Thatch is an enchanting detached thatched residence, rich in period character and architectural interest, which has been significantly extended to create almost 4000 sq.ft of exceptionally versatile accommodation, including a separate self-contained two-bedroom annexe and studio. Situated less than a kilometre from the beach in the delightful seaside town of Westbrook, this distinctive home combines heritage charm with thoughtfully updated interiors, offering exciting potential as a substantial family home or high-specification bed and breakfast, subject to any necessary consents. Built in 1929 to an exacting standard, White

Thatch Rose incorporates an intriguing collection of reclaimed materials, including stonework and masonry reputed to have originated from the nearby medieval Dent-de-Lion fortress. The combination of traditional brickwork, stonework, reclaimed beams and a recently re-ridged thatched roof gives the property a truly individual presence, making it a notable landmark within the local area. The current owners have undertaken a sympathetic yet comprehensive programme of renovation, carefully preserving the home's period features while introducing a more contemporary finish and enhancing its versatility.

The property is entered through impressive double doors into a useful entrance porch, with a further set of doors opening into a grand reception hall. Oak flooring, a cloakroom and a wide oak staircase establish an immediate sense of character and scale.

To the left, the splendid triple-aspect drawing room is a particularly inviting space, featuring a leaded bay window, beamed ceiling and wide inglenook fireplace housing a wood-burning stove. Opposite, the generously proportioned dining room continues the traditional aesthetic, with a beamed ceiling, stone fireplace and beautifully restored wood-panelled walls.

To the rear, the kitchen/breakfast room has been fitted with an excellent range of wall and floor units, black granite work surfaces and integrated appliances, complemented by ceramic tiled flooring. The kitchen flows into a substantial, thoughtfully designed extension, which provides a striking contrast to the home's period origins. Extensive glazing and roof lanterns draw natural light deep into the space, creating a bright and airy environment ideally suited to modern family living, entertaining and relaxed dining.

The first floor is reached via the wide oak staircase, rising to an impressive landing overlooked by a fabulous stained-glass mullioned window, also reputed to have originated from the 15th-century Dent-de-Lion fortress at Garlinge. The principal bedroom is an impressive triple-aspect room with an open-plan en-suite area, while two further double bedrooms and a beautifully appointed family bathroom complete this floor.







The latter has been transformed into a luxurious wet room, incorporating a stylish double-ended bath and separate walk-in shower.

A further staircase leads to the second floor, where a smaller landing opens into a useful hobby room and a spacious double bedroom. This charming retreat benefits from an en-suite facility and a freestanding, rolled-top claw-foot bath, adding a further touch of period elegance.

ANNEXE/STUDIO/OUTSIDE SPACE:

White Rose Thatch is set within a quarter of acre of grounds which wraps around the entire property and includes a self contained two bedroomed annexe and a useful separate studio ideal for an artist or home working.

Adding considerably to the property's appeal is the detached, self-contained two-bedroom annexe, offering excellent flexibility for multi-generational living, guest accommodation or potential holiday letting, subject to any necessary consents.

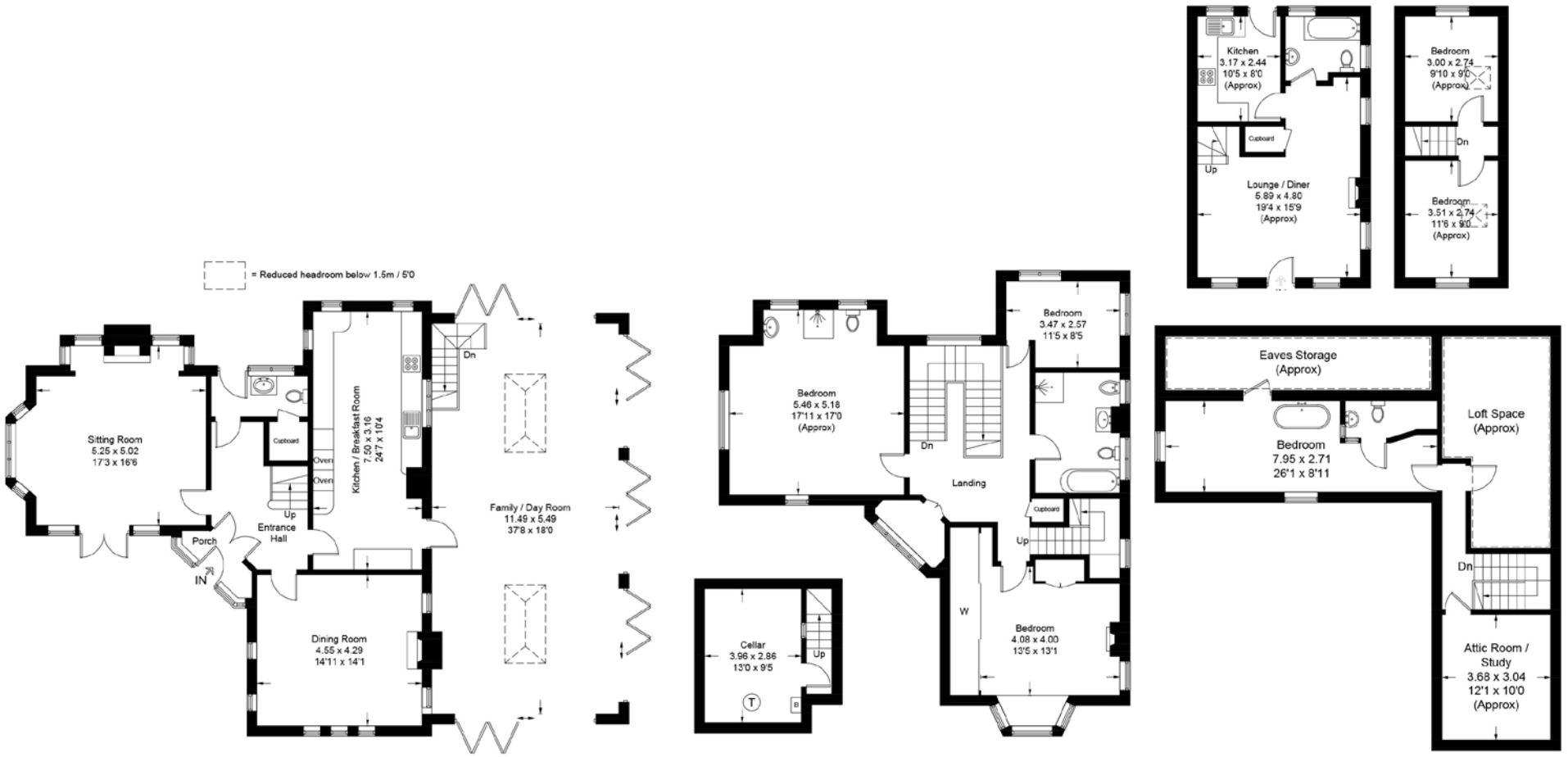
White Thatch Rose is a truly distinctive home, combining an enchanting thatched exterior, fascinating architectural heritage and characterful period features with a significant contemporary extension and highly versatile additional accommodation. Its convenient position close to the beach, coupled with the potential for a boutique bed and breakfast or holiday accommodation, makes this a particularly compelling and unusual offering.











TOTAL FLOOR AREA: 3992 sq. ft (371 sq. m)
HOUSE: 3212 sq. ft (298 sq. m)
ANNEXE: 628 sq. ft (58 sq. m)

EPC RATING
E

COUNCIL TAX BAND
G

GENERAL INFORMATION
All services are mains connected

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