



Guide Price
£360,000

Freehold

3x  1x  1x 

**Norrie Road,
Birchington, Kent, CT7**

OVER 60?

Secure this property
for up to **59% less!**

Wards
Helping you move forwards



Main features

- Large lounge and dining area, great for hosting
- Spacious study, perfect if you work from home
- Downstairs cloakroom and upstairs shower room
- Spacious rear garden with conservatory
- Ample driveway parking

Accommodation

GROUND FLOOR

- Porch
- Entrance Hallway
- Lounge : 10'3 x 10'3 (3.13m x 3.13m)
- Dining Area: 11'1 x 10'9 (3.38m x 3.28m)
- Study: 12'3 x 12'1 (3.74m x 3.69m)
- Cloakroom
- Kitchen : 15'2 x 10'1 (4.63m x 3.08m)

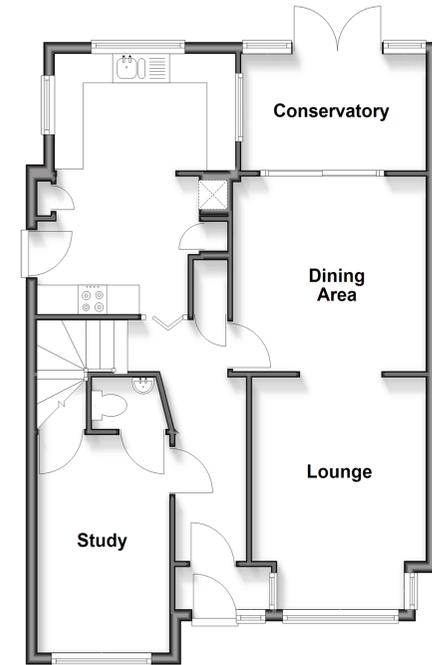
FIRST FLOOR

- Landing
- Bedroom 3: 10'7 x 7'5 (3.23m x 2.26m)
- Bedroom 1 : 11'2 x 10'3 (3.41m x 3.13m)
- Bedroom 2: 11'2 x 11'2 (3.41m x 3.41m)
- Shower Room : 8'6 x 7'9 (2.59m x 2.36m)

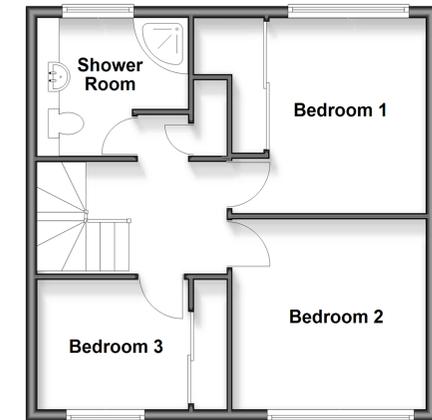
OUTSIDE

- Garden to Rear
- Off Road Parking

Ground Floor
Approx. 65.9 sq. metres (709.8 sq. feet)



First Floor
Approx. 46.1 sq. metres (496.6 sq. feet)



Call Birchington - 01843 842551 ■ wardsof Kent.co.uk

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease



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