



Surrey Road, Cliftonville, Margate, CT9 2JR

**Offers In The Region Of £425,000**



**PERFECT COASTAL HOME WITH STUNNING SEA VIEWS ~ 4 BEDROOM END OF TERRACE HOUSE ARRANGED OVER 3 FLOORS**

TMS ESTATE AGENTS are delighted to offer to the market this impressive and beautifully presented four-bedroom end of terrace home, arranged over three spacious floors and enjoying attractive sea views along the coastline.

This modern & stylish property offers versatile accommodation throughout, making it an ideal family home or coastal retreat. The ground floor features a large hallway and Cloakroom with a Mediterranean feel tiled floor which continues to a bright & spacious lounge with direct access to the sunny garden, there is a contemporary kitchen/diner with ample space for all appliances including space for an American fridge freezer.

To the top floor you will find the main bedroom with its balcony and sea views and the option to change a very large cupboard into an en suite W.C or shower. The second bedroom is a generous sized double as well. The main bedroom to the 1st floor further benefits from a modern en-suite shower room and the 4th bedroom is a great sized single room.

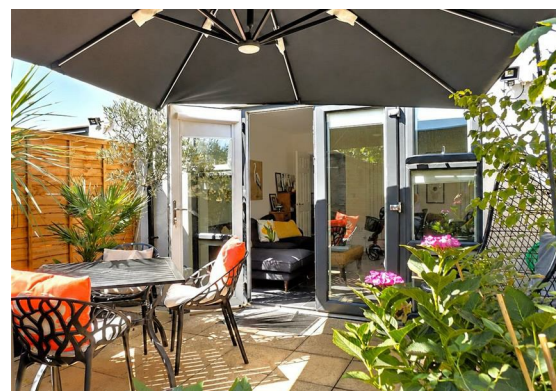
Externally, the property boasts a sunny, low-maintenance rear garden, ideal for anyone seeking outdoor space without the upkeep. A useful garden shed provides additional storage, while to the rear of the property there is an allocated parking space. On-street parking is also available nearby for residents and visitors.

Situated in a great location close to local amenities, transport links and the seafront, this exceptional home combines modern living with wonderful coastal views and must be viewed to be fully appreciated.

Surrey Road is also perfectly positioned to enjoy some of the area's most celebrated attractions, including, the Winter Gardens which will soon be reopening after restoration works are complete, the Theatre Royal which is also under restoration and the iconic Dreamland with its attractions and live music..

Call TMS Estate Agents today to book your viewing.





- 4 BEDROOM END OF TERRACED HOUSE
- ARRANGED OVER 3 FLOORS
- ALLOCATED PARKING SPACE TO REAR
- BALCONIES TO 2 BEDROOMS
- SUNNY COURTYARD GARDEN
- CONTEMPORARY KITCHEN / DINER
- POPULAR COASTAL LOCATION
- EASY ACCESS TOMARGATE OLD TOWN
- ENSUITE SHOWER ROOM
- CLOSE TO AMENITIES AND TRANSPORT LINKS

GROUND  
FLOOR

ENTRANCE  
HALL

W.C

KITCHEN /  
DINER  
13'0" x 8'9"  
(3.97 x 2.69)

LOUNGE  
13'8" x 13'6"  
(4.19 x 4.12)

FIRST FLOOR

LANDING

BEDROOM 1  
14'3" x 12'11"  
(4.35 x 3.94)

EN SUITE  
SHOWER

BEDROOM 4  
9'6" x 7'10"  
(2.92 x 2.39)

BATHROOM

SECOND  
FLOOR

LANDING

BEDROOM 2  
13'6" x 9'6"  
(4.14 x 2.92)

BEDROOM  
14'3" x 9'3"  
(4.35 x 2.82)

EXTERNAL  
FRONT  
GARDEN

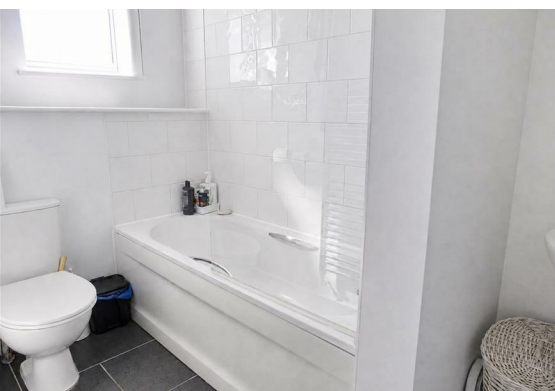
REAR GARDEN

ALLOCATED  
PARKING  
SPACE TO THE  
REAR

**AGENTS NOTE**  
Should a purchaser(s) have an offer accepted on a property marketed by TMS Estate Agents, they will need to undertake an identification check. This is done to meet our obligation under Anti Money Laundering Regulations (AML) and is a legal requirement. We use a specialist third party service to verify your

identity. The cost of these checks is £50 plus. VAT or £60 inc. VAT per purchaser, which is paid in advance, when an offer is agreed and prior to a sales memorandum being issued. This charge is non-refundable under any circumstances.

**AGENTS NOTE**  
Please note that some of the marketing photographs have been enhanced using AI-assisted editing to improve image quality and presentation, while remaining a fair representation of the property.



Floor Plan



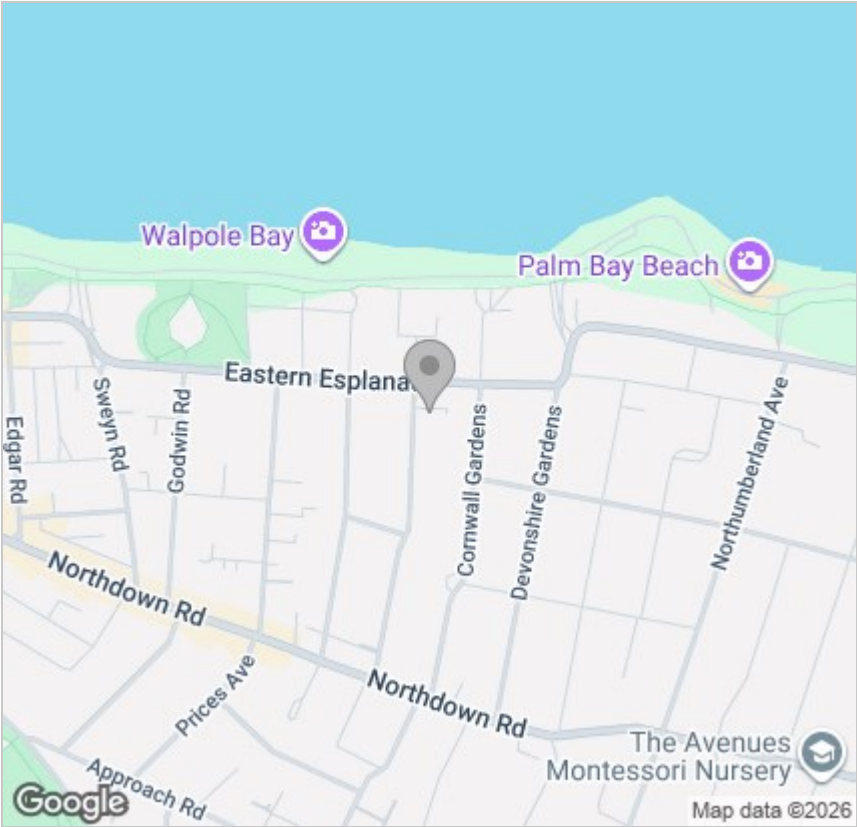
Viewing

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.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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Area Map



Energy Efficiency Graph

