



Prince Charles Road

, Broadstairs, CT10 3HF

Offers In The Region Of £220,000



This spacious two-double-bedroom ground-floor maisonette is ideally situated on Prince Charles Road in Broadstairs and offers well-arranged accommodation, generous room sizes and the rare benefit of both front and rear gardens.

The property is approached through the front garden, with the entrance opening into a useful porch and then into a central hallway. To the front left is a bright, well-proportioned lounge with ample space for comfortable seating and additional furnishings. Opposite is the impressive principal bedroom, a large double room with plenty of space for wardrobes and storage.

The second double bedroom is positioned towards the rear of the property, behind the lounge, with the bathroom conveniently located alongside.

Completing the accommodation is a generously sized kitchen, situated at the rear right of the maisonette. Offering excellent potential as the heart of the home, the kitchen has plenty of space for a dining table and chairs, making it ideal for everyday meals and entertaining. A door leads directly from the kitchen into the rear garden, creating an easy connection between the indoor and outdoor spaces.

The private rear garden provides an inviting setting for relaxing, outdoor dining or gardening, while the additional front garden enhances the sense of space and separation from the road.

With two genuine double bedrooms, a spacious lounge, a large kitchen/diner and gardens to both the front and rear, this attractive maisonette combines comfortable single-level living with valuable outside space. An excellent opportunity for first-time buyers, downsizers or investors seeking a well-proportioned home in the popular coastal town of Broadstairs. Viewing is highly recommended.





Porch

Hallway

Lounge

13'1" x 12'7" (4m x 3.86m)

Bedroom 1

15'8" x 11'0" (4.80m x 3.36m)

Bedroom 2

12'11" x 9'0" (3.96m x 2.75m)

Kitchen

13'3" x 11'0" (4.06m x 3.36m)

Bathroom

8'0" x 6'2" (2.46m x 1.90m)

Identification check

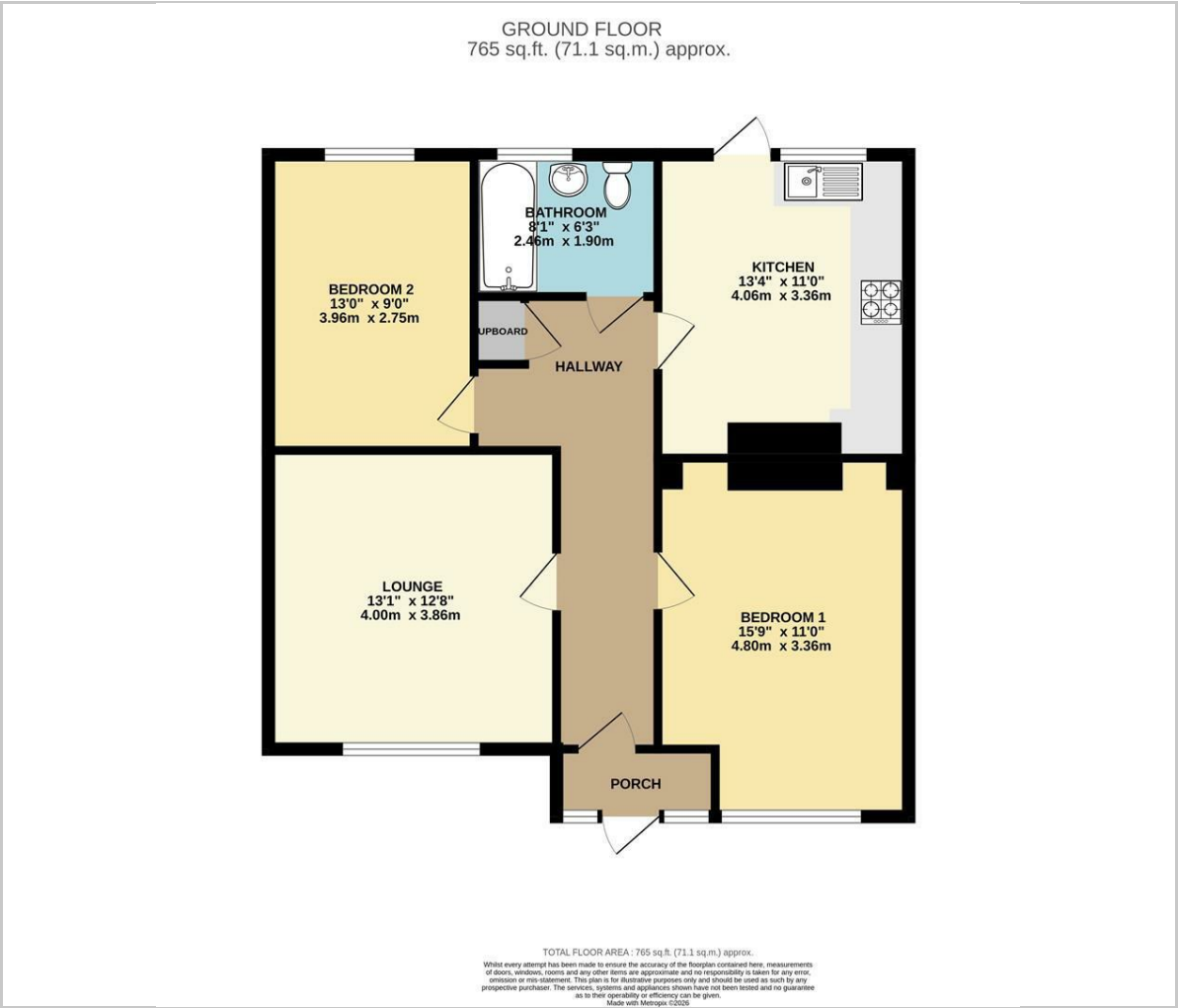
Should a purchaser(s) have an offer accepted on a property marketed by TMS Estate Agents, they will need to undertake an identification check. This is done to meet our obligation under Anti Money Laundering Regulations (AML) and is a legal requirement. We use a specialist third party service to verify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

Agent notes

The vendor has requested the cost to extend the lease and the freeholder has suggested an approximate figure of £2100. this was given verbally.



Floor Plan



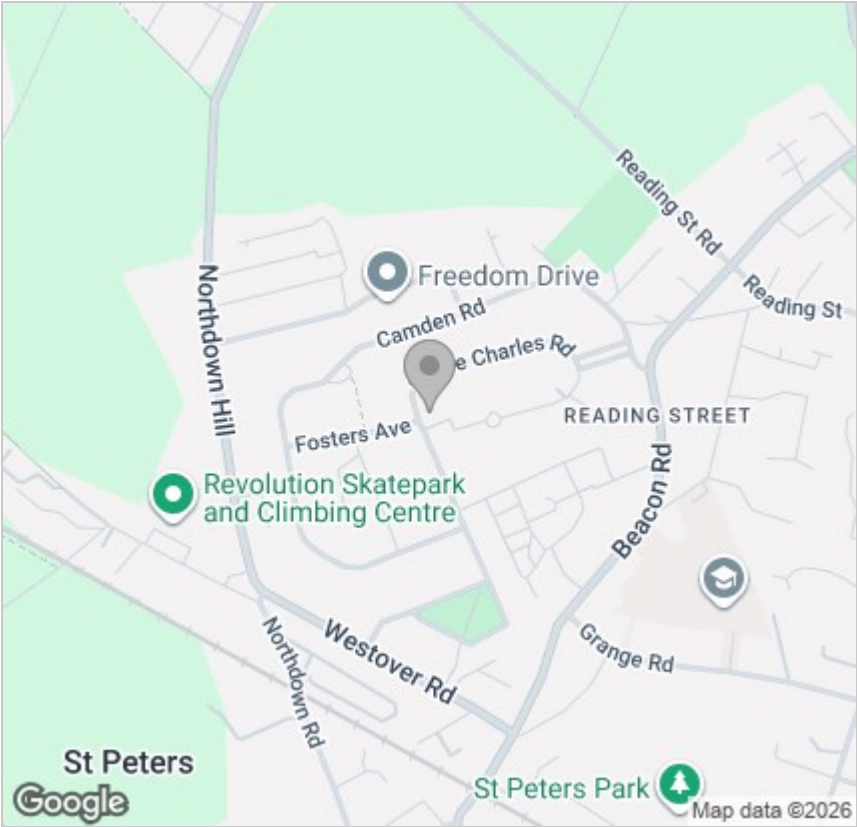
Viewing

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.

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Area Map



Energy Efficiency Graph

