



Guide Price
£135,000

Leasehold

2x  1x  2x 

**St. Mary's Lodge, Beach
Avenue, Birchington,
Kent, CT7**

Wards
Helping you move forwards



Main features

- Being sold with no onward chain
- Ready to move straight into
- Popular retirement living
- Location is key, being close to the train station, bus routes and high street
- Just a short stroll down to the beach

Accommodation

GROUND FLOOR

Entrance Hallway

Lounge/Diner : 24'1 x 10'3 (7.35m x 3.13m)

Kitchen : 9'0 x 6'6 (2.75m x 1.98m)

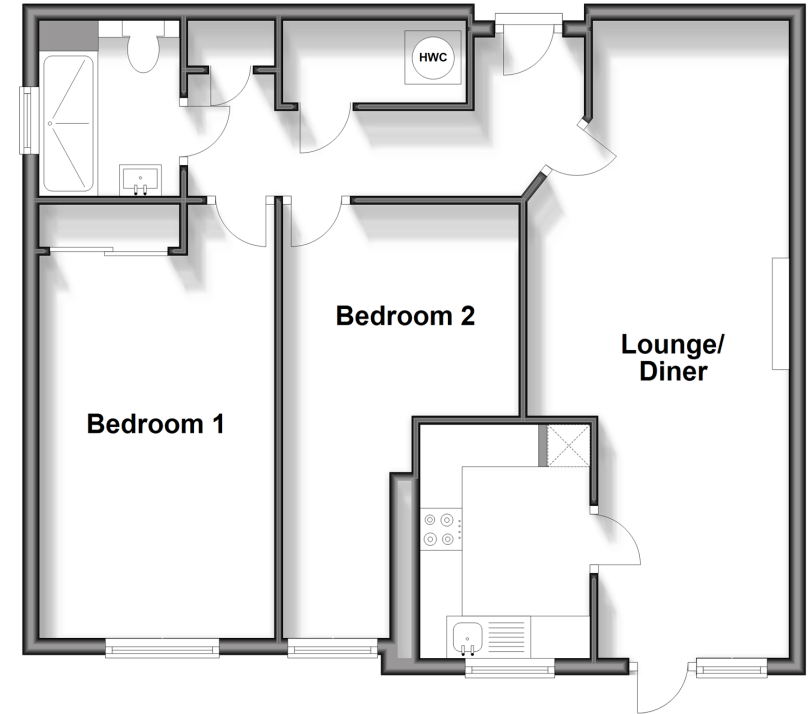
Bedroom 2 : 16'10 x 9'2 (5.13m x 2.80m)

Bedroom 1 : 17'3 x 9'2 (5.26m x 2.80m)

Shower Room: 6'10 x 5'5 (2.08m x 1.65m)

Ground Floor

Approx. 66.1 sq. metres (712.0 sq. feet)



Call Birchington - 01843 842551 ■ wardsofkent.co.uk

- If buying to let, the energy rating will need to be improved to at least 'E' rating before you can let the property
- 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



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