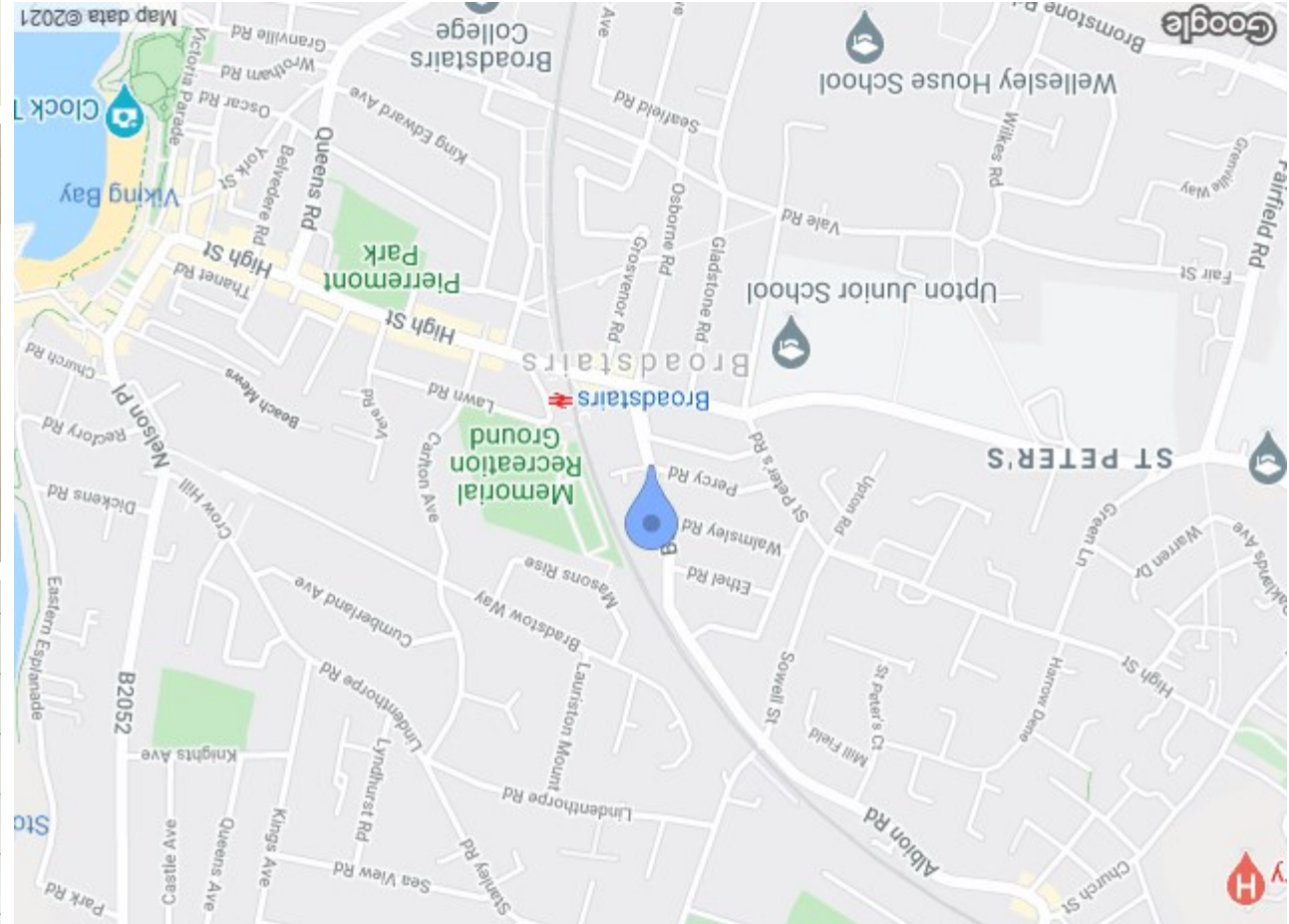
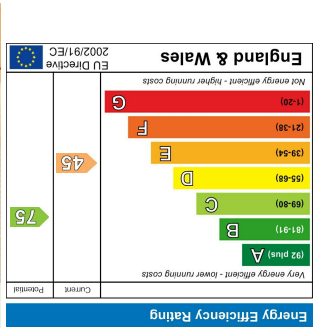


In Compliance with the Consumer Protection from Unfair Trading Regulations 2008 we have prepared these sales particulars as a general guide to give a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floorplans and distances referred to are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts. For Referral Fee Disclosure please visit: www.milesandbarr.co.uk/referral-fee-disclosure



FLAT 24 WILLOW COURT ST. PETERS PARK ROAD
BROADSTAIRS

45 High Street, Broadstairs, Kent, CT10 1WP
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miles & barr
YOUR PROPERTY AGENT



FLAT 24 WILLOW COURT ST. PETERS PARK ROAD
BROADSTAIRS
£197,500

- Two bedroom second floor apartment
- Fully refurbished
- Balcony to front
- Close to train station and high street
- New electric boiler

LOCATION

The sought-after seaside town of Broadstairs, with quaint fisherman's cottages and period houses, including Bleak House, once the summer home of Charles Dickens. Broadstairs is also well known for its Blue Flag award winning sandy beaches, including Viking Bay and Joss Bay. The town also offers a good range of facilities with a wonderful selection of boutique shops, restaurants and cinema, together with those found at Westwood Cross shopping centre.

Sporting and recreational opportunities in the area include: a leisure centre at Ramsgate, golf at North Foreland Golf Club, the championship golf courses of Royal St Georges and Princes in Sandwich, various sports clubs in the area including Broadstairs Sailing Club, cliff top and beach walking, horse riding and bowls clubs.

Broadstairs benefits from the High Speed Rail with direct services to London (St Pancras 82 mins). The nearby A299 Thanet Way provides good access to the motorway network. The Eurotunnel at Cheriton, Port of Dover and Eurostar at Ashford are also easily accessed by car and provide excellent links to the continent.

ABOUT

Miles & Barr are delighted to bring to the market with no forward chain, this fully refurbished two bedroom second floor apartment in a very sought after area of Broadstairs. Located in Willow Court this apartment is finished, in our opinion, to a great standard throughout and could be moved straight into. The apartment is great for commuters due to it's proximity to our high speed train station, the beach is merely 0.6 miles away and Broadstairs high street offers an eclectic mix of restaurants, bars and coffee shops.

Accommodation itself is accessed via a secure and tidy communal area, to the rear of the property there are two large double bedrooms, each with storage heaters, the master offers a large built in wardrobe too. Adjacent to this is the newly fitted bathroom, with a shower attachment above the bath. To the front of the apartment is the kitchen with fitted floor and wall units, brand new electric boiler, integrated cooker, hob and extractor above along with space for under-counter washing machine. The lounge/diner is to the front with access to the balcony. There is also first come first serve private parking to the rear.

Call Miles and Barr today on 01843 888444 to arrange your viewings now.

DESCRIPTION

- Entrance
- Entrance Hallway 9'8 x 6'7 (2.95m x 2.01m)
- Lounge 16'1 x 10'4 (4.90m x 3.15m)
- Dining Room 10'6 x 6'1 (3.20m x 1.85m)
- Kitchen 9'5 x 6'5 (2.87m x 1.96m)
- Bedroom 13'7 x 10'1 (4.14m x 3.07m)
- Bedroom 13'8 x 9'6 (4.17m x 2.90m)
- Bathroom 6'5 x 5'5 (1.96m x 1.65m)
- External
- Balcony 10'2 x 4'1 (3.10m x 1.24m)

