



PLOT 10 NO.19 BROOKE CLOSE
MARGATE

Prices From £235,000

- *** Roman Fields ***
- 39 New Homes
- Parking Included
- 10 Year Building Warranty
- Register Your Interest Now!

- An Exciting Brand New Development
- 2,3 & 4 Beds
- Integrated Kitchen Appliances
- Show Home Coming Soon

ABOUT

SALES SUITE OPEN

Opening Hours

Friday - Sunday / 10am - 4pm

To book a viewing contact Susan; susanashby@milesandbarr.co.uk / 07702 892 465.

*** 2 BED HOUSES ***

There is a selection of semi detached and detached two bed homes and all come with parking for two cars, the ideal first home or investment opportunity.

Only 7 available and prices start from £235,000.

A & F Types.

*** ROMAN FIELDS ***

It is a brand new exciting development offering a variety of 2, 3 and 4 bed homes and is situated in the village of Garlinge beside

LOCATION

Garlinge is a popular residential village which is close to local, highly regarded schools in both the public and private sectors, shops and public transport, making it a great place for families to reside in. You are within easy access to sandy beaches in Margate and Birchington. The towns also have a mainline railway station providing a regular service to London including fast rail links. There are also good road links to London via the A299 Thanet Way and M2 Motorway.

Birchington, only a short drive or bus ride away which has a variety of local shops and businesses, all supporting the local area, fantastic popular restaurants, bars and a superb sandy beach at Minnis Bay.

Margate is a fantastic seaside town with an old and new social feel, it holds the likes of the world class Turner Contemporary art gallery, and the UK's original pleasure park "Dreamland". The old town of Margate has a vibrant mix of vintage and retro shops.

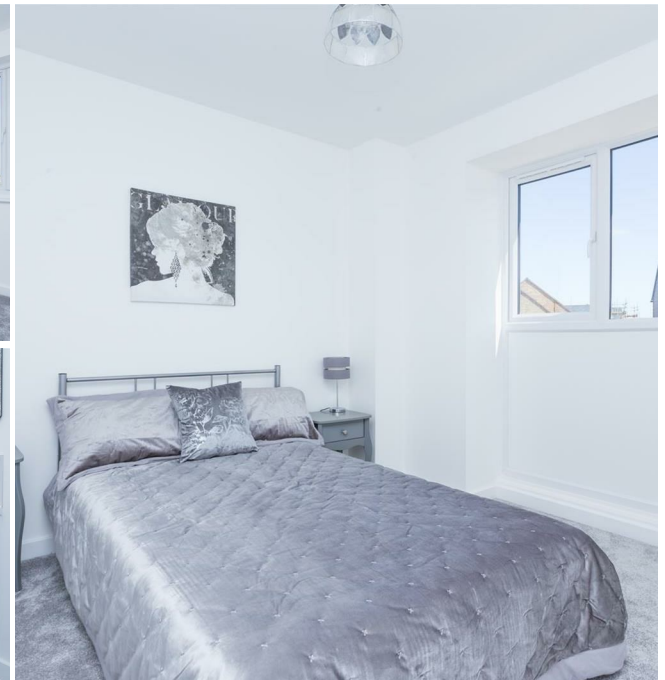
The energy surrounding these coastal towns is excellent and can be enjoyed by all the family.

miles&barr
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	



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 and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) 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