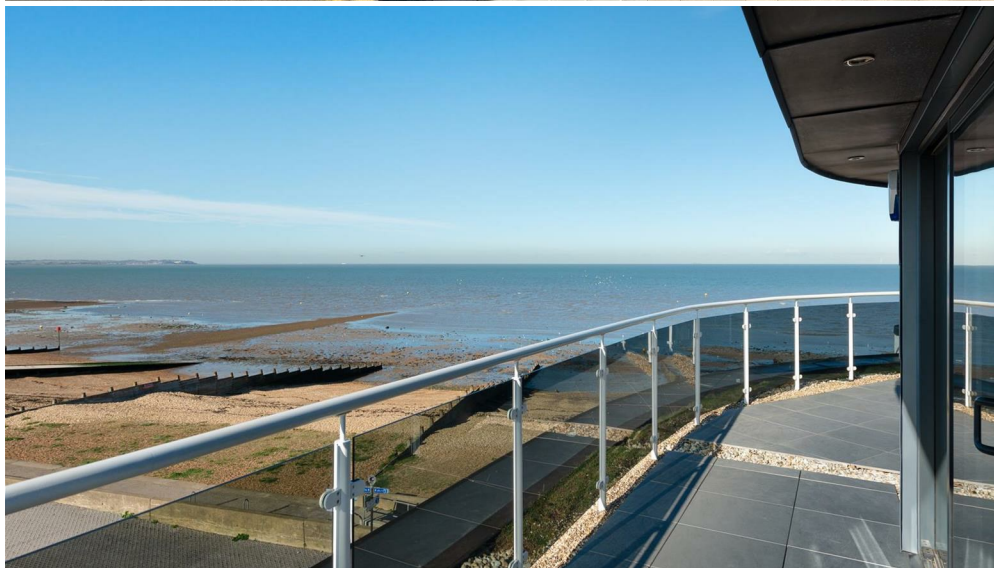


Christopher Hodgson

ESTATE AGENTS . AUCTIONEERS & VALUERS



Beach Walk,
£2,250 PCM

...for Coastal, Country & City living.



• 95/97 Tankerton Road . Whitstable . Kent CT5 2AJ . t: 01227 266441 . f: 01227 266443
e: sales@christopherhodgson.co.uk, lettings@christopherhodgson.co.uk . www.christopherhodgson.co.uk

Estate agency services are provided by Christopher Hodgson Limited, a company incorporated and registered in England and Wales with the number 07108955 whose registered office address is at Camburgh House, 27 New Dover Road, Canterbury, Kent CT1 3DN. Lettings and valuations are provided by Christopher Hodgson and Helen Hodgson trading as Christopher Hodgson.

Beach Walk,

Penthouse Apartment, The Savoy, 5 Beach Walk, Whitstable, Kent, CT5 2BP

An exceptional sea facing apartment forming part of this prestigious new development enviably positioned in a prime location overlooking Whitstable beach.

The Penthouse is situated at the top of this striking development, with accommodation totalling 1187 sq ft (111 sq m) including a large sea facing terrace, perfect for entertaining and providing an ideal vantage point to enjoy Whitstable's famous sunsets. This apartment benefits from private lift access, luxurious open-plan living/kitchen space with full height glass doors leading to the terrace, two double bedrooms, two stylish bathrooms and parking for two vehicles.

The Savoy Apartments offer contemporary accommodation behind a striking Art Moderne façade and occupy a prominent sea facing position commanding far reaching views across Whitstable Bay and towards the Isle of Sheppey beyond. The apartments themselves are finished to the high specification one would expect from a development of this calibre, flooded with natural light from the abundance of glazing which frames the seascape.

The distinctive exterior is reflective of the Art Deco style and combines gentle curves with bold lines to create a truly unique building. The apartments are serviced by a lift and parking is provided by an innovative WOHR car stacker parklift system. No pets or smokers. Immediately available to let.



Location

Beach Walk is a coveted beach front location a short stroll from the fashionable and charming town centre which boasts an array of delicatessens, restaurants and boutique shops. Just moments from the town centre you can meander through the town's historic alleyways leading to Whitstable's beautiful coastline and working harbour with fish market. Located between Whitstable and Tankerton is Whitstable Castle which is a popular attraction offering a wide range of social and cultural events along with its now celebrated 'Regency' style gardens. A short stroll up Tower Hill will take you to Tankerton slopes and the Castle Tea Gardens where you can enjoy stunning sea views over Whitstable Bay and the Isle of Sheppey. Mainline railway services are available at Whitstable station (0.5 of a mile distant), offering fast and frequent services to London (Victoria approximately 80mins) with high speed links to London St Pancras (approximately 73mins) and the A299 is also easily accessible linking with the A2/M2 providing access to the channel ports and subsequent motorway network.

Accommodation

The accommodation and approximate measurements are:

- Hallway
- Open-plan Kitchen/Living Room
- Master Bedroom
- En-Suite Shower Room
- Walk-in-Wardrobe with fitted wardrobe

Viewing: STRICTLY BY APPOINTMENT WITH AGENTS . t: 01227 266441

Christopher Hodgson Estate Agents for itself and as for the vendor or lessor (as appropriate) gives notice that: **1** These particulars are only a general outline for the guidance of intending purchasers or lessees and do not constitute in whole or in part an offer or a Contract. **2** Reasonable endeavours have been made to ensure that the information given in these particulars is materially correct but any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and survey as to the correctness of each statement. **3** All statements in these particulars are made without responsibility on the part of Christopher Hodgson Estate Agents or the vendor or lessor. **4** No statement in these particulars is to be relied upon as a statement or representation of fact. **5** Neither Christopher Hodgson Estate Agents nor anyone in its employment or acting on its behalf has authority to make any representation or warranty in relation to this property. **6** Nothing in these particulars shall be deemed to be a statement that the property is in good repair or condition or otherwise nor that any services or facilities are in good working order. **7** Photographs may show only certain parts and aspects of the property at the time when the photographs were taken and you should rely upon actual inspection. **8** No assumption should be made in respect of parts of the property not shown in photographs. **9** Any areas, measurements or distances are only approximate. **10** Any reference to alterations or use is not intended to be a statement that any necessary planning, building regulation, listed building or any other consent has been obtained. **11** Amounts quoted are exclusive of VAT if applicable. **12** Whilst reasonable endeavours have been made to ensure the accuracy of any floor plan contained in these particulars, all measurements and areas are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. **13** Any mapping contained within these particulars is for illustrative purposes only and should be used as such by any prospective purchaser. No responsibility is taken for any error, omission or mis-statement. **14** Any computer generated images contained within these particulars are for illustrative purposes only and should be used as such by any prospective purchaser.

Energy Efficiency Rating			
Current	Potential	Current	Potential
4	5	4	5
England & Wales			
Environmental Impact (CO ₂ emissions)			
4	5	4	5
Energy Efficiency Rating			
4	5	4	5
England & Wales			
Environmental Impact (CO ₂ emissions)			
4	5	4	5