

The logo for TMS Estate Agents is located in the top left corner. It features a dark blue square containing four smaller squares in a 2x2 grid, each with a white house icon. The colors of the squares are green (top-left), pink (top-right), yellow (bottom-left), and light blue (bottom-right). Below the grid, the letters 'TMS' are written in a large, bold, white sans-serif font. Underneath 'TMS', the words 'ESTATE AGENTS' are written in a smaller, white, all-caps sans-serif font.

TMS
ESTATE AGENTS



Nash Court Gardens, Margate.
Offers Invited £200,000





A Proper Two-Bedroom Home with Space to Grow Into

Situated in Nash Court Gardens, Margate, this two-bedroom terraced house offers something many first-time buyers struggle to find: a whole home with genuine space, a straightforward layout, and room to settle into rather than out of.

The ground floor is arranged in a practical, easy-to-live-with way, with a comfortable lounge, fitted kitchen and a ground-floor bathroom. To the rear, the garden is a usable outdoor space that enjoys good levels of sunlight during the summer months - ideal for everyday use rather than just occasional upkeep.

Upstairs, there are two genuine double bedrooms. For first-time buyers, this means having the freedom of space without compromise - whether that's a main bedroom that doesn't feel tight, or simply the reassurance of an extra room that gives the home longevity rather than feeling like a short-term step.

The property would benefit from cosmetic updating, which has been reflected in the asking price. This gives buyers the opportunity to make changes gradually and personalise the space over time, subject to their own preferences and any professional advice they may choose to obtain.

The location is well established and convenient, with Queen Elizabeth The Queen Mother Hospital, local shops, schools for all ages, bus routes and transport links close by. Margate continues to appeal to buyers looking for value, accessibility and a sense of permanence rather than transience.

An in person viewing is a must to truly appreciate what is on offer here. Call TMS Estate Agents today to arrange yours!



Lounge 15'1" x 13'0" (4.62 x 3.97)

Kitchen/Diner 11'1" x 9'11" (3.39 x 3.04)

Bathroom 7'6" x 8'4" (2.31 x 2.56)

FIRST FLOOR

Main Bedroom 11'1" x 9'11" (3.39 x 3.04)

Bedroom Two 11'1" x 9'11" (3.38 x 3.04)

Dressing Room/Office

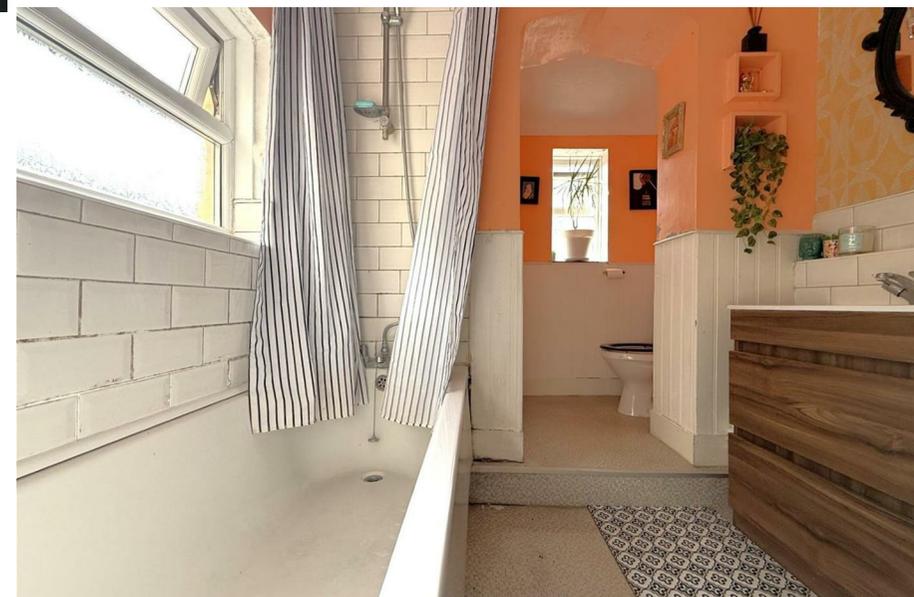
Identification Checks

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.





- PERFECT FIRST TIME BUYER HOME
- FITTED KITCHEN
- LOW MAINTANECE REAR GARDEN
- MARGATE HIGH SPEED TRAIN STATION 1.3 MILES AWAY
- CLOSE TO QEQM HOSPITAL
- TWO DOUBLE BEDROOMS
- GROUND FLOOR BATHROOM
- LOCAL BUS SERVICES & AMENITES NEARBY
- POPULAR MARGATE AREA
- COUNCIL TAX BAND B





Floor Plans



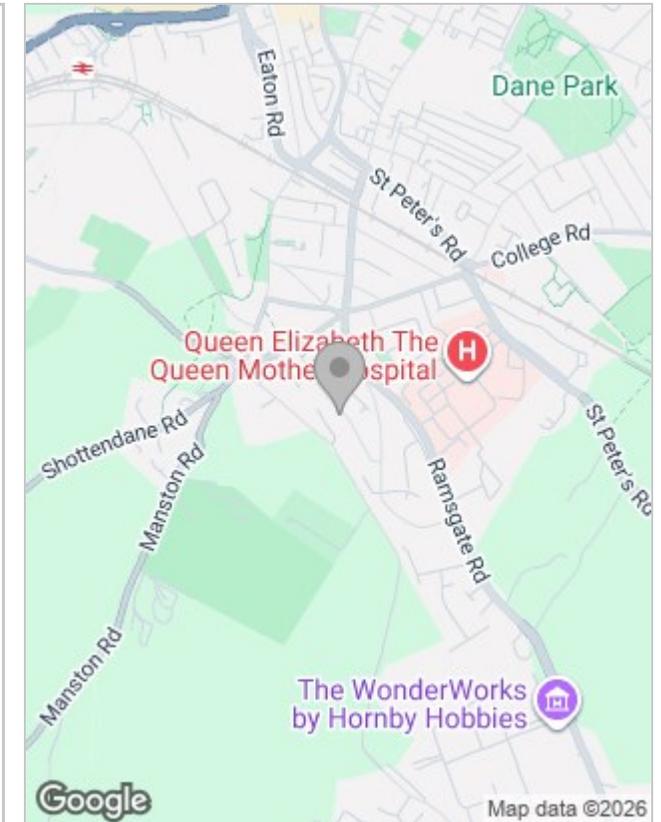
Viewing

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.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

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Location Map



Energy Performance Graph

