



Salisbury Avenue, Broadstairs, CT10 2EB

**£500,000**



**CHAIN FREE ~ 3 BEDROOM DETACHED CHALET HOUSE ~ SOUGHT AFTER SALISBURY AVENUE LOCATION**

You will find this beautifully presented, ready to move into detached chalet house in the sought-after location of Salisbury Avenue in Broadstairs. Situated within easy walking distance to Broadstairs town with its many Restaurants, cafes and its famous sandy beach, Dumpton Gap beach and Ramsgate's Royal Harbour.

To the ground floor you will find a spacious hallway leading to a contemporary kitchen /breakfast room, fitted with integrated appliances, including a self-cleaning eye level oven, breakfast bar, ample storage and workspace. There is a utility room off of the kitchen with space for a washing machine and tumble dryer. There is also a cloakroom and direct access to the garden. The ground floor is completed with a spacious, dual aspect 20' lounge enjoying a log burner fire and direct access to the rear garden.

To the first floor the landing enjoys a large walk in storage cupboard and the main bedroom benefits from a generous walk-in wardrobe, providing ample storage space. There are 2 further double bedrooms and a family bathroom with bath and shower cubicle.

The low maintenance rear garden is landscaped and wraps around the house, it enjoys a paved area and raised decked area to the rear and a summer house to the side with power and an artificial lawn where you can enjoy the evening sun.

The driveway to the front is block paved and has space for 3 cars, there is a garage with power & light.

Salisbury Avenue is a sought after road, situated near excellent schools and just a short distance from Broadstairs town. Its location provides swift access to local amenities, including shops, restaurants, and leisure opportunities, there are local bus routes close by and Broadstairs mainline station with fast links direct to London is just over a kilometre away.

Call TMS Estate Agents today to book your viewing, don't miss out !





- THREE BEDROOM DETACHED CHALET HOUSE ~ CHAIN FREE
- LANDSCAPED SIDE & REAR GARDENS
- UTILITY ROOM & WC
- KITCHEN / BREAKFAST ROOM WITH INTEGRATED APPLIANCES
- SUMMER HOUSE
- DRESSING ROOM TO BEDROOM 1
- 20' LOUNGE WITH LOG BURNER FIRE
- BLOCK PAVED DRIVEWAY & GARAGE



- GROUND FLOOR**
- ENTRANCE PORCH
  - ENTRANCE HALL  
8'6x7'11 (2.59mx2.41m)
  - KITCHEN / BREAKFAST ROOM  
13'8x14'10 (4.17mx4.52m)
  - UTILITY ROOM  
8'6x5'10 (2.59mx1.78m)
  - CLOAKROOM
  - LOUNGE  
20'11x11'11 (6.38mx3.63m)



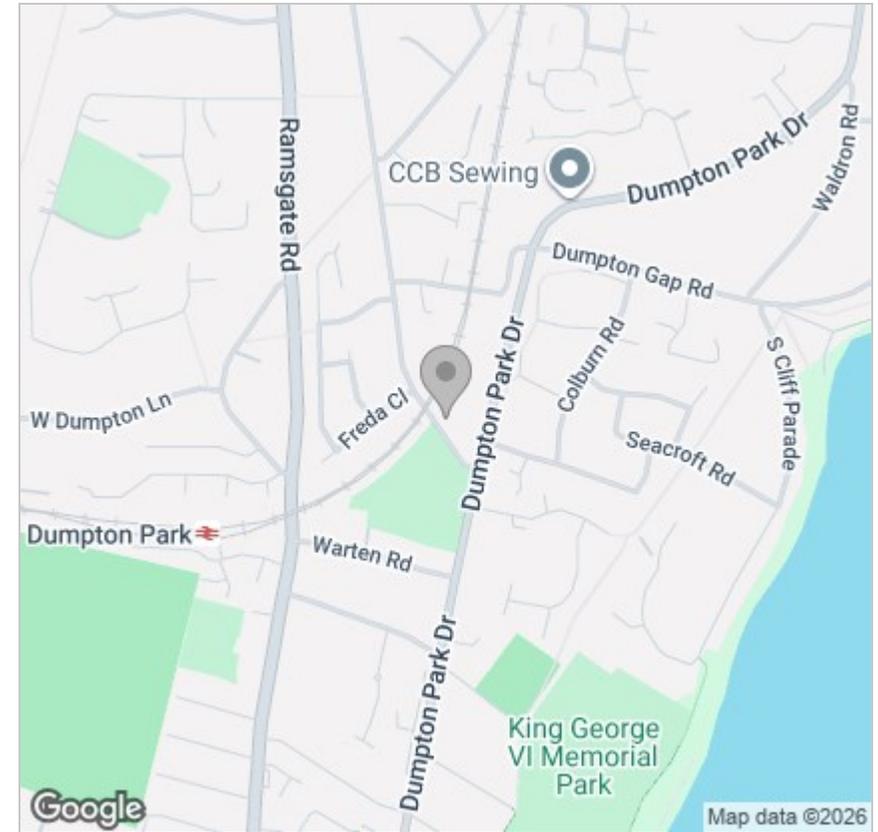
- FIRST FLOOR**
- LANDING
  - BEDROOM 1  
11'10 x 11'10 (3.61m x 3.61m)
  - DRESSING ROOM  
11'10x5'9 (3.61mx1.75m)
  - BEDROOM 2  
9'12x9'11 (2.74mx3.02m)
  - BEDROOM 3  
9'10x9'2 (3.00mx2.79m)
  - BATHROOM  
8'2x6'6 (2.49mx1.98m)
  - EXTERNAL
  - FRONT GARDEN
  - GARAGE
  - REAR GARDEN
  - SUMMER HOUSE  
12'3x9'2 (3.73mx2.79m)
- Agents Note



## Floor Plan



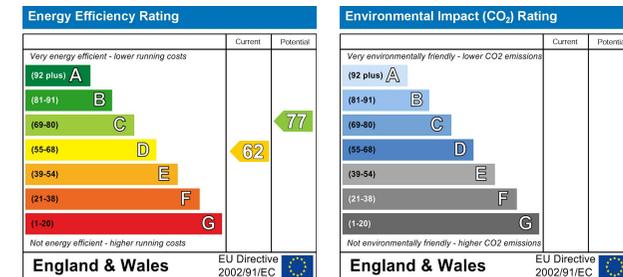
## Area Map



## 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.

## Energy Efficiency Graph



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