



Western Esplanade  
, Broadstairs, CT10 1TG

**Offers In The Region Of £400,000**



Occupying a prime position along Western Esplanade, this exceptional two bedroom ground floor apartment at The Lancaster offers truly uninterrupted, panoramic sea views that immediately set it apart from the ordinary. With the horizon stretching out in front of you, the outlook from both the main bedroom and living room is nothing short of breathtaking.



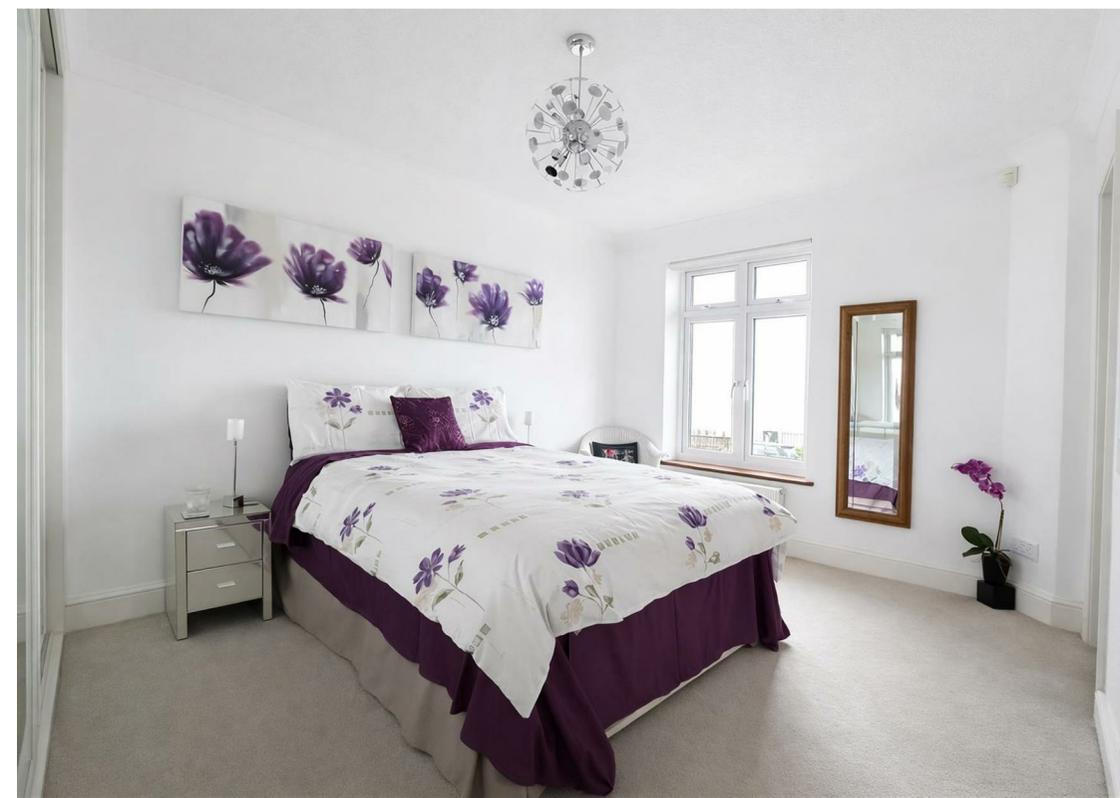
The living space is perfectly positioned to make the most of the coastal setting, with large windows framing the ever-changing seascape. Whether it's a calm summer morning or dramatic winter skies, the view becomes part of everyday life. The room itself offers generous proportions, allowing for both comfortable seating and dining areas, ideal for relaxing or entertaining while enjoying the scenery.



The main bedroom also benefits from direct sea views - a rare and highly desirable feature - creating a calming retreat where you can wake up to the sound and sight of the coast. The second bedroom provides flexibility, whether used as a guest room, home office or additional accommodation. A well-appointed bathroom serves the apartment, designed for practicality and comfort.



Being on the ground floor offers ease of access while still retaining privacy. The apartment also benefits from secure underground allocated parking - an invaluable addition along this stretch of coastline where parking is often at a premium.



Positioned on Western Esplanade in the heart of Broadstairs, the location speaks for itself. Coastal walks, sandy beaches, independent cafés and the town's vibrant high street are all within easy reach, making this an ideal permanent residence, weekend retreat or investment opportunity.



Combining space, convenience and truly uninterrupted sea views, this apartment presents a rare opportunity to secure a front-line coastal home in one of Broadstairs' most sought-after developments.

Contact TMS estate agents today to arrange a viewing!



Hallway

Bedroom one

14'5" x 9'10" (4.41m x 3.00m)

Ensuite

10'0" x 8'1" (3.05m x 2.47m)

Bedroom two

10'11" x 7'8" (3.35m x 2.35m)

Lounge

15'7" x 10'10" (4.77m x 3.32m)

Balcony

Kitchen

10'2" x 7'9" (3.12m x 2.38m)

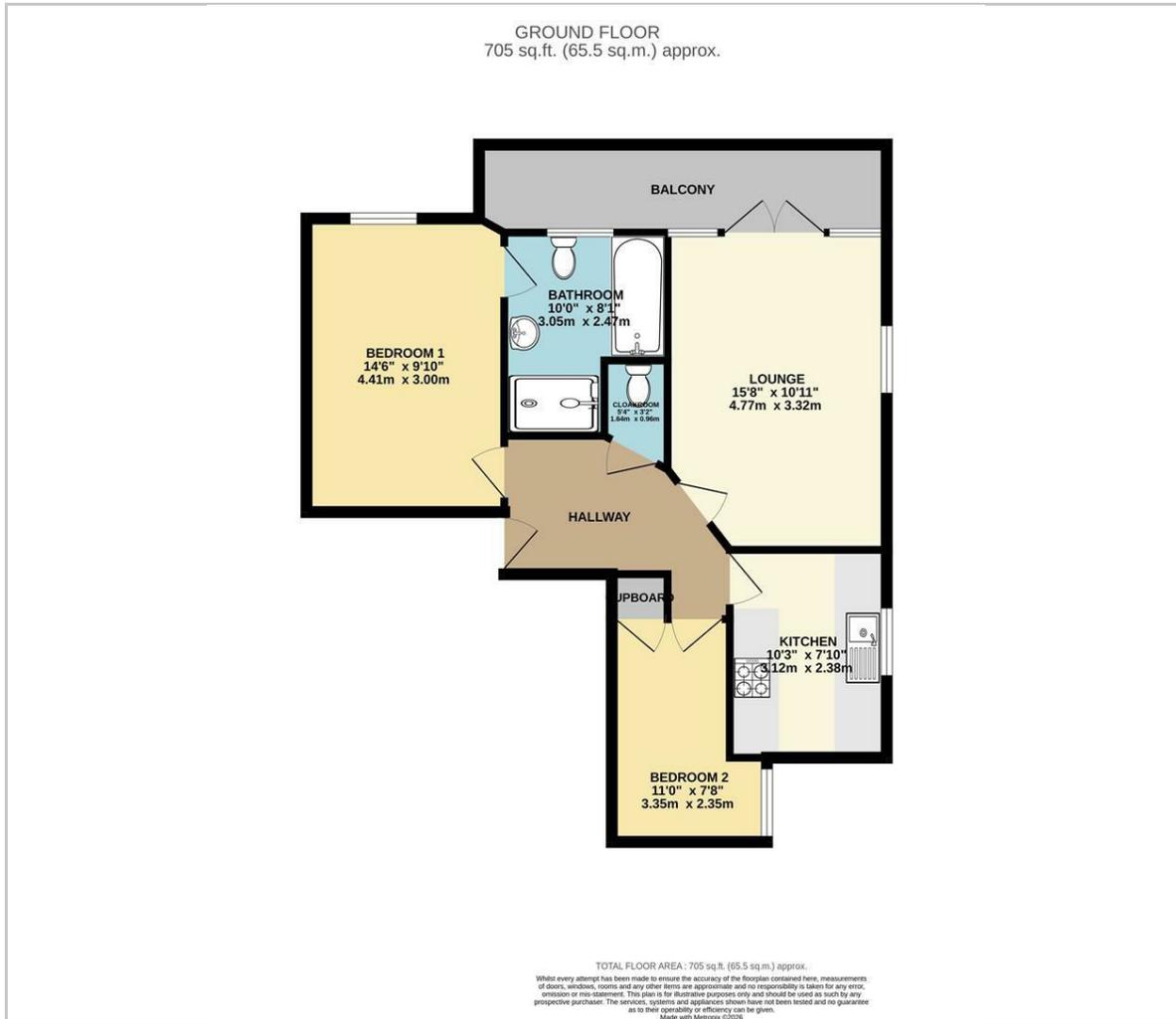
Cloakroom

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.

- END OF CHAIN!
- DIRECT SEA VIEWS FROM LOUNGE AND BEDROOM
- ALLOCATED PARKING IN SECURE UNDERGROUND CAR PARK
- CLOSE TO BROADSTAIRS TOWN
- HIGH SPEED TRAIN LINKS TO LONDON
- TWO DOUBLE BEDROOMS
- BALCONY
- COUNCIL TAX BAND E

## Floor Plan



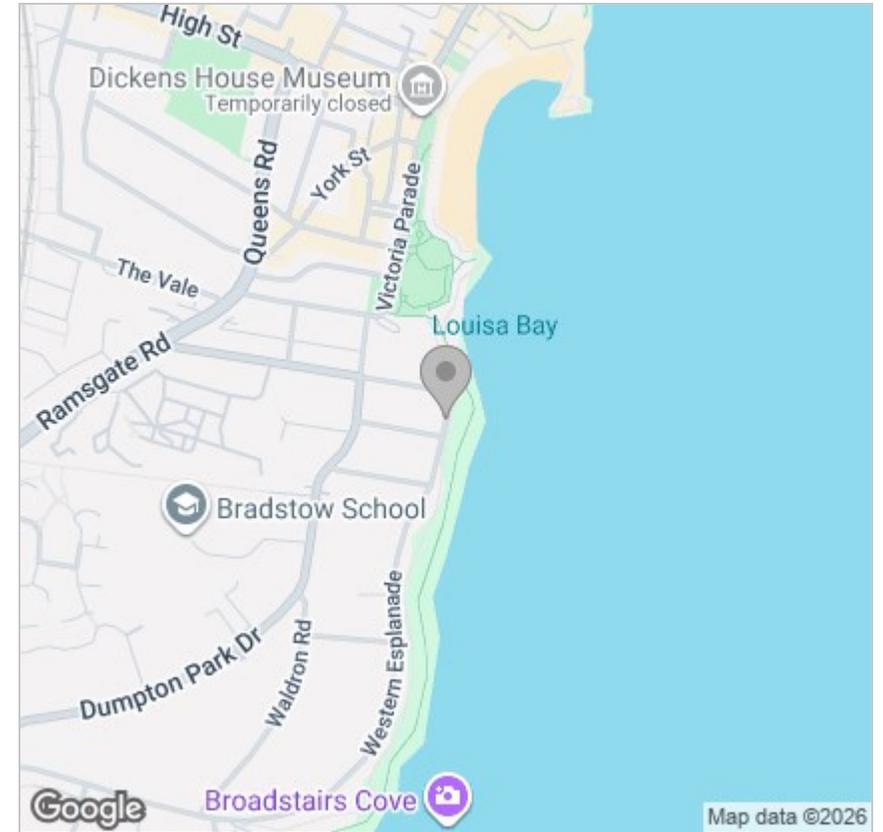
## Viewing

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.

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## Area Map



## Energy Efficiency Graph

