



**2 Bay View Heights Ethelbert Road, Birchington**  
**£350,000**



## 2 Bay View Heights Ethelbert Road

Birchington, Birchington

WEST FACING SEAFRONT APARTMENT WITH STUNNING SEA VIEWS! Miles and Barr are extremely pleased to be offering this spacious two bedroom ground floor apartment located in the ever popular Bay View Heights, Minnis Bay. Ideally situated on the seafront and boasting stunning westward facing sea views, this apartment is perfectly placed to enjoy the famous "Turner" sunsets. Internally the property boasts two double bedrooms, a 19ft sea facing lounge diner with a private balcony, a modern fitted kitchen and bathroom. This property also benefits from a spacious integral garage with power and is being offered with NO FORWARD CHAIN! In our opinion this property has been beautifully presented by the current owner and would make the perfect home for anyone looking to relocate closer to the seaside!

Tenure: Leasehold

- Sea Facing Balcony Space
- Garage
- No Forward Chain
- Ground Floor Apartment
- Spacious Lounge Diner
- Stunning Sea Views!
- Two Bedrooms





#### Entrance

#### Lounge / Diner

Dimensions: 5.99m x 4.29m (19'08 x 14'01).

#### Kitchen

Dimensions: 2.77m x 2.64m (9'01 x 8'08).

#### Bedroom One

Dimensions: 3.96m x 3.05m (13'00 x 10'80).

#### Bedroom Two

Dimensions: 2.95m x 2.72m (9'08 x 8'11).

#### Bathroom

Dimensions: 3.40m x 1.78m (11'02 x 5'10).

#### External

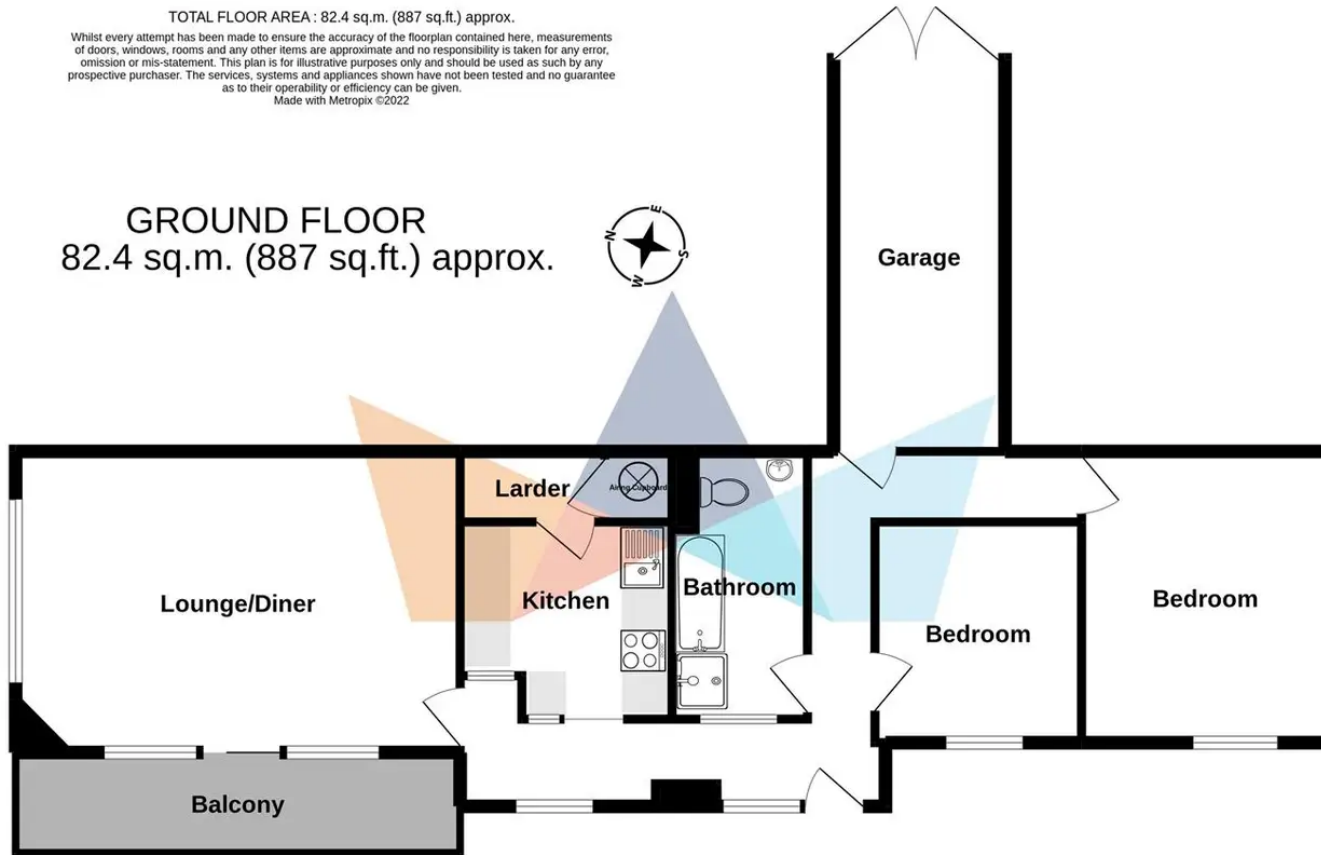
#### Garage

Dimensions: 5.13m x 2.26m (16'10 x 7'05).



TOTAL FLOOR AREA : 82.4 sq.m. (887 sq.ft.) approx.  
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items 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. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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GROUND FLOOR  
82.4 sq.m. (887 sq.ft.) approx.



## Miles & Barr

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