



1 Luton Court, Broadstairs
£275,000

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Broadstairs, Broadstairs

For sale by Modern Method of Auction; Starting Bid Price £320,000 plus Reservation Fee.

Miles & Barr are delighted to bring to the market this well-appointed three bedroom end of terrace house nestled in a quiet cul-de-sac in an extremely sought after area of Broadstairs.

Accommodation is spacious throughout and in need of minor modernisation but comprises of an entrance hall with doors leading into the large living room at the front of the property, adjacent to this is the dining area, alongside this is the kitchen which over looks the back garden. Venture to the first floor to find three good sized double bedrooms and a bathroom. Externally there is a garage en-bloc with space to park in front or on the road, a paved front garden and low maintenance, secluded rear garden.

This property is for sale by the Modern Method of Auction. Should you view, offer or bid on the property, your information will be shared with the Auctioneer, iamsold.

- Popular Location
- End Of Terrace
- Garage En-Bloc
- School Catchment Area
- Secluded Rear Garden
- Two Bedrooms





Ground Floor

Entrance

Lounge

18' 1" x 14' 1" (5.51m x 4.3m)

Kitchen

9' 9" x 7' 3" (2.97m x 2.22m)

Dining Room

9' 9" x 6' 5" (2.98m x 1.96m)

Utility

First Floor

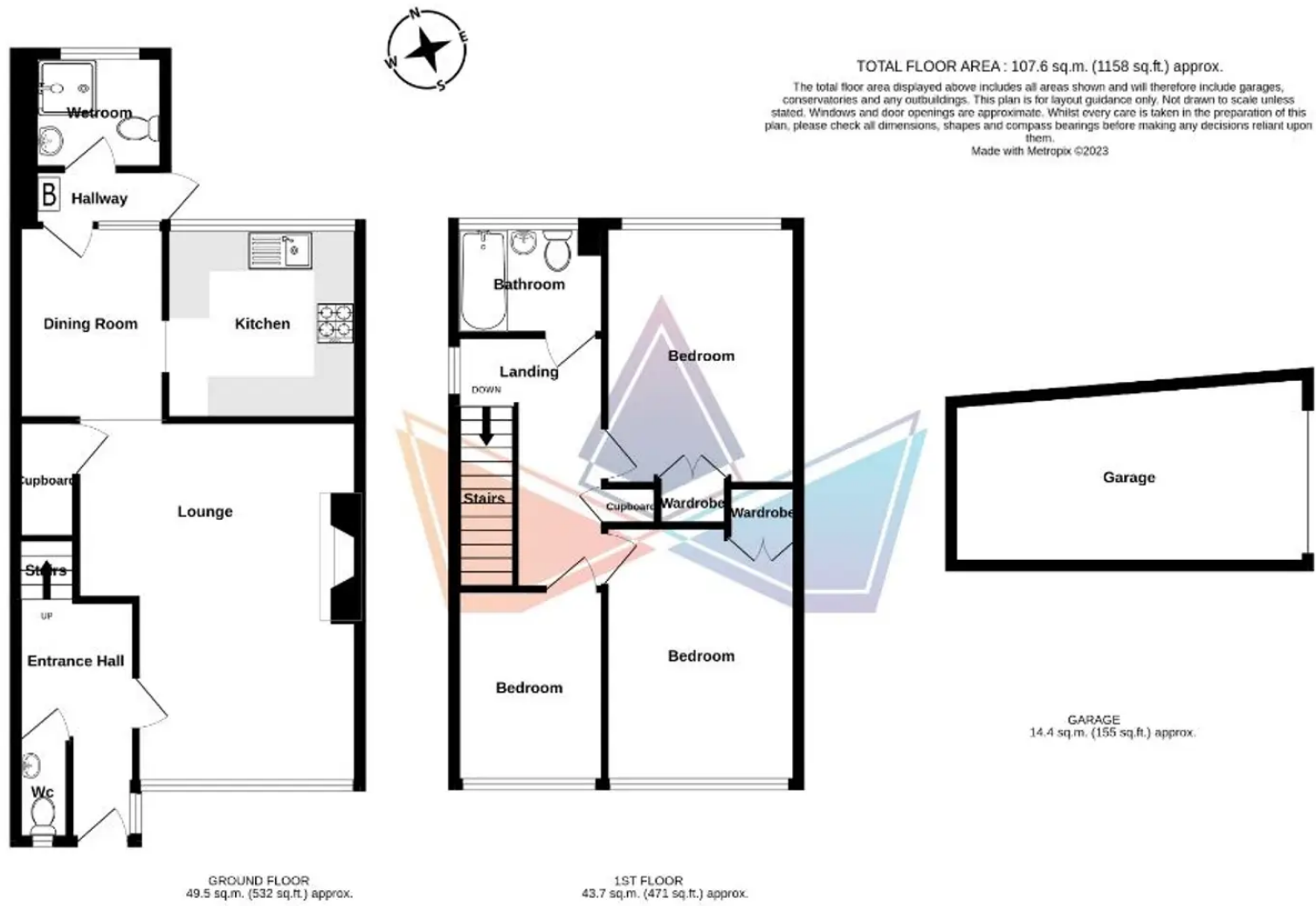
Bedroom One

14' 2" x 9' 4" (4.31m x 2.85m)

Bedroom Two

7' 11" x 6' 5" (2.41m x 1.95m)





Miles & Barr

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We have not carried out a structural survey, appliances & services are untested, dimensions are approximate, floor plans are not to scale. Legal advice should be taken to verify fixtures/fittings/planning/alterations and/or lease details before proceeding. On acceptance of an offer, purchasers must undertake ID checks; this is a legal requirement in accordance with Anti Money Laundering Regulations. We use a specialist company, Lifetime Legal and the cost is £60 inc VAT per purchase, paid directly to Lifetime Legal, once offer agreed and prior to issuing sales memorandum. This Charge is non-refundable For Referral Fee Disclosure visit: milesandbarr.co.uk/referral-fee-disclosure