



Thomas
jackson
ESTATE AGENTS



25 Osborne Terrace

Margate, CT9 1TP

- Vacant Possession
- Three bedroom
- In need of modernisation
- Cul-de-sac location

£225,000

EPC Rating '36'





Property Description

DESCRIPTION

NO CHAIN. Three bedroom semi detached family home in need of updating situated in a cul-de-sac location close to the centre of Margate. On the ground floor there is a double glazed porch, entrance hall, lounge, kitchen/diner and utility room. Upstairs there are three bedrooms and a modern wet room. There is a low maintenance paved garden to the rear with a large brick shed. The property benefits from double glazing throughout. If you are looking for a project then look no fur ther! Keys held for immediate viewings.

PORCH

UPVC construction, tiled flooring, double glazed door into

HALL

Stairs to the first floor

LOUNGE

12' x 15' 3" (3.66m x 4.65m) Measurement into the bay window, UPVC double glazed bay window, door to



KITCHEN

10' 4" x 9' 11" (3.15m x 3.02m) Measurements to include matching kitchen units, double glazed windows, door to

UTILITY ROOM

7' 6" x 8' 4" (2.29m x 2.54m) Double glazed window and door, under stairs cupboard, wall mounted boiler, two built in cupboards.

FIRST FLOOR LANDING

Loft access, double glazed window

BEDROOM ONE

10' 11" x 13' 1" (3.33m x 3.99m) Double glazed bay window, built in wardrobe with shelving, storage heater.

BEDROOM TWO

9' 11" x 10' 11" (3.02m x 3.33m) Double glazed window, door to the bathroom

BEDROOM THREE

7' 2" x 7' 0" (2.18m x 2.13m) Double glazed window, built in cupboard.

WET ROOM

Suite comprising a low level W.C, wall mounted hand basin, part tiled walls, double glazed windows, electric shower, vinyl flooring.

W.C.

Double glazed window

REAR GARDEN

Brick boundary wall.

FRONT GARDEN

Low maintenance rear garden, brick shed, side access, paved patio.

MEASUREMENTS

All measurements are for general guidance purpose only. The measurements are approximate, the measurements given should not be relied on. All measurements were taken using a sonic tape therefore maybe subject to a small margin of error.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any





representation or warranty in respect of the property.

ANTI MONEY LAUNDERING

AML Identification Checks – If you have an offer accepted on a property through Thomas Jackson, we will be required by law to carry out anti money laundering checks prior to instructing Solicitors

AGENTS NOTES

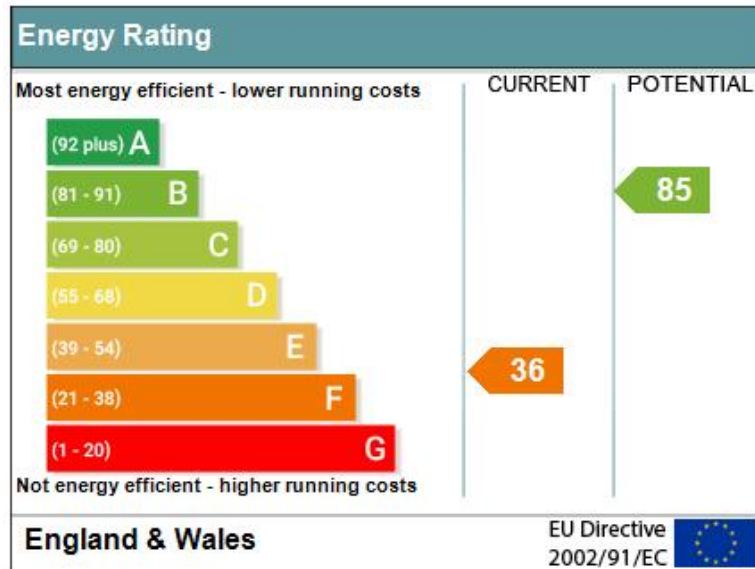
Council Tax Band - B

EPC Band - E

Freehold



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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

