

Property brochure



HAWLEY SQUARE
MARGATE
KENT
CT9 1NY

Price: Offers Over £215,000


1 Bedroom

1 Reception

1 Bathroom

EPC C

Tenure Share of freehold
Council Tax A

 margate@oakwoodhomes.biz

 01843 221133

 www.oakwoodhomes.biz

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The Property

VIEWING IS A MUST OF THIS TRULY STUNNING AND LARGE UNIQUE LOWER GROUND FLOOR FLAT IN POPULAR HAWLEY SQUARE. This property offers large well appointed accommodation with its own entrance and would make an amazing holiday home/let due to its fantastic location. There is a beautifully appointed modern fitted kitchen with integrated appliances leading to a huge living room with handy storage room or study. The bedroom is a good size with an en-suite shower room. The quality and size of this apartment is something that can not be put into words along with the character and it being located in a stunning period building over looking Hawley Square. There is central heating and benefits from no chain.



Location

Located in Hawley Square close to the sea front and the Old Town with its selection of shops, bars, restaurants as well as a number of galleries. Across the main sands is the railway station which provides good transport links to London and beyond.

Accommodation

| | |
|------------------------|--------------------------------|
| Entrance Door | |
| Lobby area | |
| Kitchen/Breakfast room | 23'5" (7.14m) x 7'0" (2.13m) |
| Living Room | 22'10" (6.96m) x 15'7" (4.75m) |
| Study/storage Room | 7'10" (2.39m) x 5'0" (1.52m) |
| Bedroom | 13'0" (3.96m) x 10'7" (3.23m) |
| En-suite Shower Room | 9'10" (3.00m) x 4'0" (1.22m) |

Residents permit parking available on the square - current charges £75.50 pa

A new 999 year lease will be issued to the purchaser with 25% share of freehold

No Ground rent

Maintenance Charges TBC

Broadband is delivered via broadband to the cabinet



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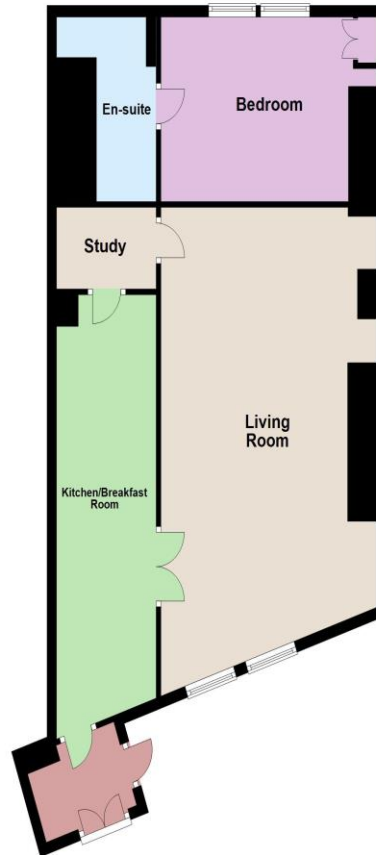
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Lower Ground Floor



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Key Features

- Stunning apartment on Hawley Square
- Large bedroom with en-suite
- Huge lounge
- Well appointed kitchen
- Central heating
- Located in beautiful period building
- Own entrance
- Ideal holiday home/let
- Must be seen
- No chain

Need a mortgage..?

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0800 035 0353



Agent's Note: None of the appliances or services have been tested and prospective purchasers should satisfy themselves as to their condition. MAR0022006/240802DGCW



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