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Property brochure



GOODWIN COURT
CLITONVILLE
MARGATE
KENT
CT9 3DN

Price: £160,000

1 Bedroom


1 Reception

1 Bathroom

EPC D

Tenure LEASEHOLD
Council Tax A



 margate@oakwoodhomes.biz

 01843 221133

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The Property

WITH STUNNING DIRECT SEA VIEWS FROM EVERY WINDOW AND ROOM EARLY VIEWING IS A MUST OF THIS TOP FLOOR ONE BEDROOM APARTMENT ON THE SEA FRONT IN CLIFTONVILLE. The property is well presented and offers a large lounge along with a fitted kitchen, a double bedroom and a bathroom. This is an impressive and established block with grand communal area with sweeping stairs to all floors. The apartment itself is on the top floor with far reaching views and has an entry phone system, double glazing and Hive controlled electric heating. No Chain.

Location

Located on the sea front on Palm Bay Avenue overlooking the large green with local shops and a school close by. The Old Town is approximately 1.5 miles away and has a good selection of bars and restaurants whilst across the main sands is the railway station providing good transport links to London and beyond.

Accommodation

Entrance door to:-

Hall

Lounge

Kitchen

Bedroom 1

Bathroom

17'10" (5.44m) x 12'4" (3.76m) direct sea views

17'0" (5.18m) x 7'2" (2.18m) direct sea views

11'0" (3.35m) x 9'5" (2.87m) max with direct sea views

9'0" (2.74m) x 6'0" (1.83m) with direct sea views

Lease details

Lease remaining - 80 years

Ground Rent - £45 per annum fixed

Maintenance Charges - £1060 per annum



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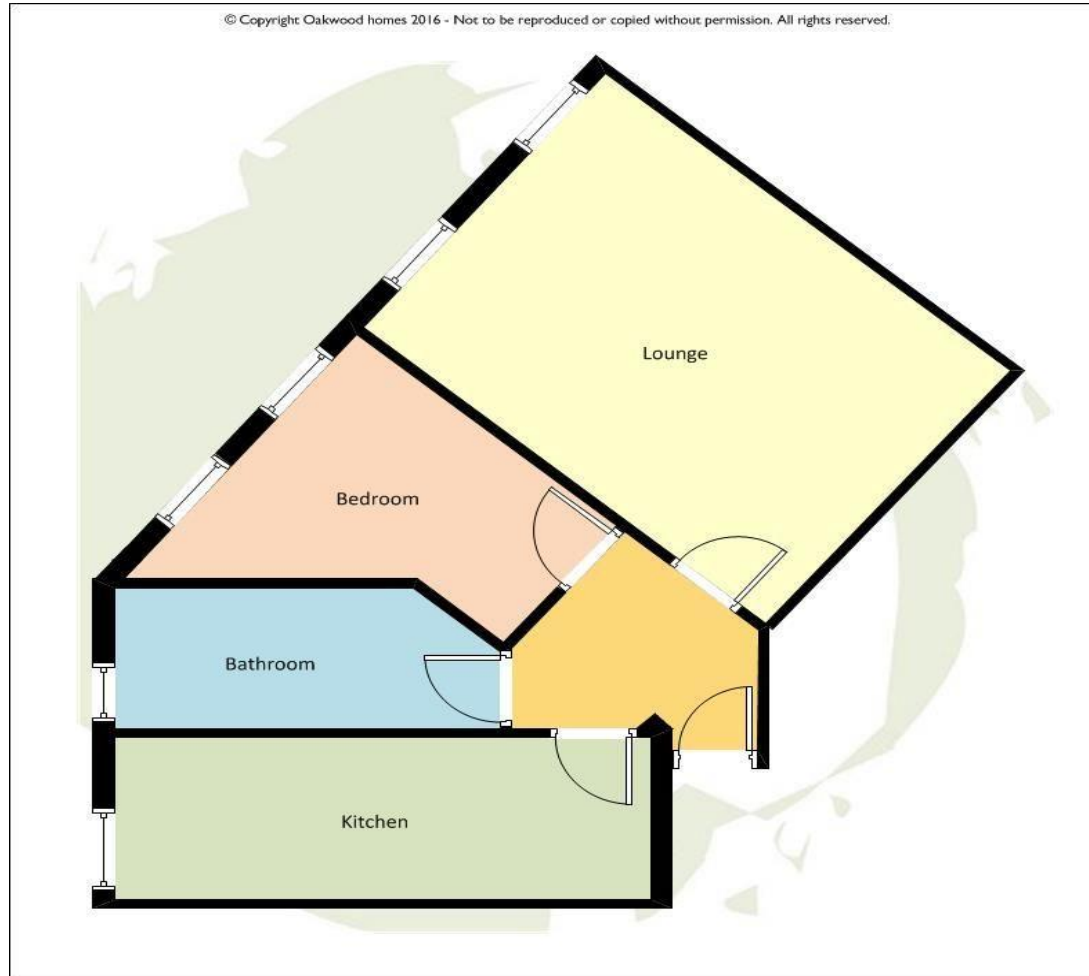
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Key Features

- Top floor apartment
- Stunning sea views from all rooms
- Double glazing
- Large lounge
- Kitchen
- Double bedroom
- Bathroom
- Entry system
- Established block on sea front
- No chain

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Agent's Note: None of the appliances or services have been tested and prospective purchasers should satisfy themselves as to their condition. MAR0022213/20230824/DGDP



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