



Oakwood homes®
putting people first

Property brochure



CHAPEL YARD
DOWNBARTON ROAD
ST NICHOLAS AT WADE
KENT
CT7 0PZ

Price: £299,000

2 Bedrooms

1 Receptions

1 Bathrooms

0 Garage

EPC E

Tenure FREEHOLD
Council Tax B



birchington@oakwoodhomes.biz



01843 842233



www.oakwoodhomes.biz

Sales | Lettings | Property Management | Land Acquisition | Development Consultancy | New Homes | Mortgages | Conveyancing

Oakwood homes is a trading name of Oakwood homes Estate Agents Ltd whose registered office is at Stockwell House, Cecil Square, Margate, Kent CT9 1BD



Oakwood homes®
putting people first

Property brochure



Location

St Nicholas At Wade is a picturesque rural village which is served by two public houses, a 13th century church, a village hall, primary school and sports field (Bell Meadow) with a cricket pavilion. St Nicholas At Wade is also ideally located within easy reach of the historic city of Canterbury (approx. 10 miles) and Ramsgate (8 miles), with its Royal Harbour and picturesque marina with its good selection of restaurants, bars and shops. The village of Minster (approx. 4 miles) offers a selection of independent shops, pubs and restaurants. Out of town leisure and shopping facilities can be found at Westwood Cross, approx. 7 miles distant. The property is easily connected with the motorway network via the A299 Thanet Way and A2 and the Thanet Parkway Railway Station (currently under construction) will connect with the High Speed rail services to Ashford International and London St Pancras, and is located within 6 miles.

Accommodation

A beautifully presented quaint period cottage set in the picturesque village of St Nicholas-at-Wade and is very much in our opinion ready to move into.

Featuring sash windows and benefiting from full double glazing, the accommodation comprises a modern fitted kitchen, lounge with beautiful feature fireplace, downstairs bathroom and on the first floor are 2 double bedrooms. Outside you will find off street parking and a sunny aspect South facing garden. If you are looking for a character property in a great village setting then this is it, call now.....

GROUND FLOOR

Entrance Hall	
Lounge	12'1" (3.68m) x 11'1" (3.38m)
Kitchen	10'6" (3.20m) x 9'5" (2.87m)
Bathroom	5'1" (1.55m) x 4'9" (1.45m)

FIRST FLOOR

Bedroom	12'3" (3.73m) x 10'8" (3.25m)
Bedroom	10'8" (3.25m) x 6'9" (2.06m)

OUTSIDE

Garden and parking



birchington@oakwoodhomes.biz



01843 842233



www.oakwoodhomes.biz

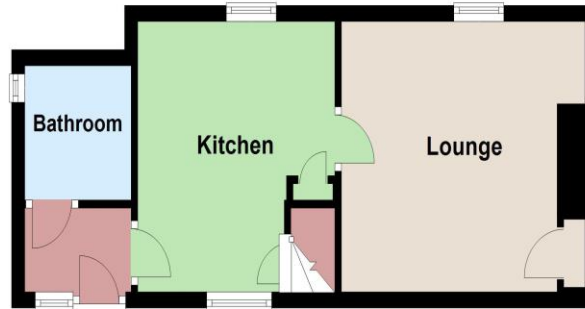
Sales | Lettings | Property Management | Land Acquisition | Development Consultancy | New Homes | Mortgages | Conveyancing

Oakwood homes is a trading name of Oakwood homes Estate Agents Ltd whose registered office is at Stockwell House, Cecil Square, Margate, Kent CT9 1BD

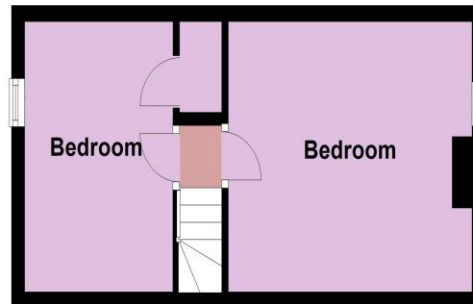


Oakwood homes[®]
putting people first

Ground Floor



First Floor



© Copyright Oakwood homes - Not to be reproduced or copied without permission. All rights reserved.
Plan produced using PlanUp.

Property brochure

Key Features

- Quaint cottage with period features
- Popular village location
- 2 bedrooms
- Ready to move into
- Garden and parking

Need a mortgage..?

For impartial advice, why not talk to one of our qualified mortgage advisors?

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. BIR0021497/



birchington@oakwoodhomes.biz



01843 842233



www.oakwoodhomes.biz

Sales | Lettings | Property Management | Land Acquisition | Development Consultancy | New Homes | Mortgages | Conveyancing

Oakwood homes is a trading name of Oakwood homes Estate Agents Ltd whose registered office is at Stockwell House, Cecil Square, Margate, Kent CT9 1BD