



Oakwood homes<sup>®</sup>  
putting people first

## Property brochure



PERCY AVENUE  
BROADSTAIRS  
KENT  
CT10 3LD

Price: £395,000

3 Bedrooms

1 Reception

2 Bathrooms

Off Street Parking

EPC D

Tenure FREEHOLD  
Council Tax C



Broadstairs@oakwoodhomes.biz



01843 809000



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<sup>®</sup>  
putting people first

## Property brochure



### The Property

Situated in the heart of Kingsgate approximately 250 meters from Botany Bay, this extended 3 bedroom semi detached chalet bungalow offers fabulously spacious accommodation. A sizeable entrance hall leads to 3 double bedrooms, the master being on the first floor and en-suite. There is a lovely lounge which opens out on to a dining room/ conservatory which in turn overlooks a pretty garden with a useful summer house, shed and a garden bar. The property comes with off street parking and is definitely one for your viewing list!

### Location

The Jewel in Thanet's crown, Broadstairs is nestled on the eastern most tip of Thanet. Recognised as one of the UK's most desirable coastal towns it combines elegant charm and bustling energy in equal measure. A thriving and diverse town centre, sandy beaches, strong schools and an artisan feel makes this an ideal place to reside. Serviced by a mainline railway connection to London (approximate travel time 80 minutes) and main road connections to Canterbury and beyond this elegant seaside resort is well suited to the commuter as well.

### Accommodation

#### Ground floor

Lounge:	13'09" (4.19m) x 12'07" (3.84m)
Kitchen:	11'05" (3.48m) x 11'01" (3.38m)
Dining room:	20'05" (6.22m) x 7'06" (2.29m)
Bedroom:	14'07" (4.45m) x 14'04" (4.37m)
Bedroom:	11'04" (3.45m) x 10'01" (3.07m)
Bathroom:	8'07" (2.62m) x 7'06" (2.29m)

#### First floor

Bedroom:	17'00" (5.18m) x 11'06" (3.51m)
En-suite:	10'00" (3.05m) x 6'03" (1.91m)

#### Exterior

The front garden is hard landscaped with off street parking and side pedestrian access leading to the pretty rear garden planted with mature beds and borders, lawn and patio areas. There is a garden shed, a separate summer house and a garden bar room to remain.



Broadstairs@oakwoodhomes.biz



01843 809000



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<sup>®</sup>  
putting people first



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

## Property brochure

### Key Features

- Spacious chalet bungalow
- Master en-suite
- 3 Double bedrooms
- Off street parking
- Pretty rear garden
- 200 metres from the beach

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. BRO0022421/20230907/SEDP



Broadstairs@oakwoodhomes.biz



01843 809000



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