



Oakwood homes[®]
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Property brochure



LINKSFIELD ROAD
WESTGATE
KENT
CT8 8HQ

Price: £305,000

2 Bedrooms

1 Reception

1 Bathroom

EPC D

Tenure FREEHOLD
Council Tax B



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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



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The Property

No onward chain! Oakwood homes are delighted to offer to the market this beautiful period two bedroom terraced house in popular Westgate. If you are looking for character, space and high ceilings look no further. The property comprises a lounge with beautiful working brick-built fireplace, opening to a bright dining room. A fully fitted kitchen leads to a conservatory which looks out to the rear garden. The first floor comprises two double bedrooms, with the master featuring another attractive working fireplace. An elegant bathroom is presented with a feature exposed brick wall, and four-piece bath suite. A pretty rear garden is laid to patio and lawn, and benefits from a timber shed and store. There is rear access to the front of the house which allows for transportation of items in and out through the garden. Call Oakwood homes today to arrange your viewing!

Location

Westgate on Sea remains today a stylish and elegant seaside town. It boasts two blue flag beaches, St Mildreds Bay and Westgate Bay a range of beach facilities and of course those stunning Turner sunsets. At the heart of Westgate lies a small parade of independent shops some of which still possess the original Victorian canopied walkway. The Mainline station provides access to London, approximately 1.5 hours travel time and the remaining Thanet towns including fashionable Margate which is less than 2 miles walk along the seafront. Thanet has long been a tourist destination and therefore a variety of recreational facilities are on hand including various water sports, a number of golf courses and stunning coastal and marshland walks.



Accommodation

GROUND FLOOR

Entrance	
Lounge	12'5" (3.78m) x 9'8" (2.95m)
Opening to -	
Dining Room	13'6" (4.11m) x 12' (3.66m)
Kitchen	9'7" (2.92m) x 8' (2.44m)
Conservatory	8'7" (2.62m) x 7'6" (2.29m)

FIRST FLOOR

Bedroom 1	13' (3.96m) x 12'5" (3.78m)
Bedroom 2	13'4" (4.06m) x 7'8" (2.34m)
Bathroom	9'7" (2.92m) x 8' (2.44m)

Outside

Rear garden laid to patio and lawn, with a range of mature shrubs, and flowers. There is pedestrian access at the back leading to the front of the property.



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Key Features

- 2 bedroom period terraced house
- Quiet location
- Excellent school catchment
- Classic high ceilings
- Two fireplaces
- Open plan lounge/diner
- Beautiful bathroom & kitchen
- Private rear garden

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. BIR0022266/20230727/AWDP



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