



Price
£675,000

Freehold

4x  1x  1x 

**Fitzmary Avenue,
Westbrook, Margate,
Kent, CT9**

OVER 60?

You could get up to
59% off the price!*



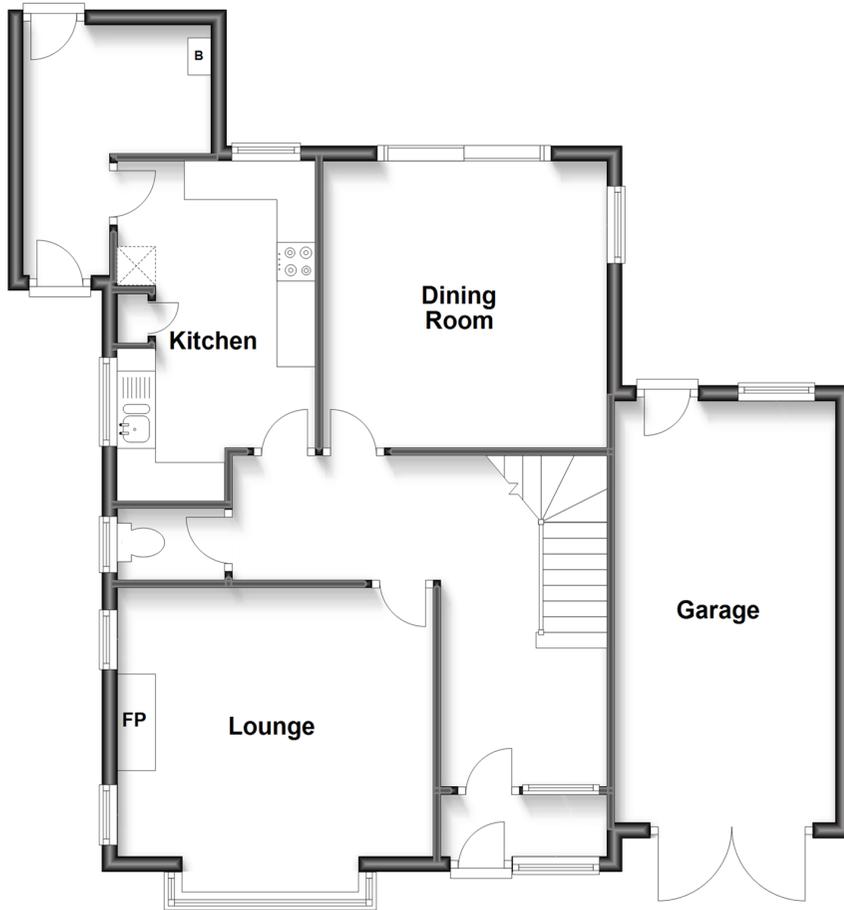
Video Tour available

Wards

Helping you move forwards

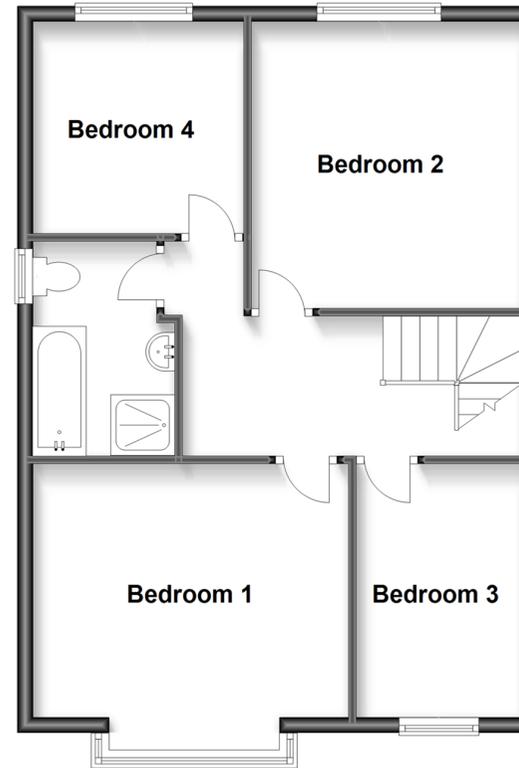
Ground Floor

Approx. 80.5 sq. metres (866.5 sq. feet)



First Floor

Approx. 58.0 sq. metres (624.6 sq. feet)



Accommodation

GROUND FLOOR

Porch

Entrance Hall

Lounge: 14'2 x 13'6 (4.32m x 4.12m)

Dining Room: 12'2 x 12'0 (3.71m x 3.66m)

Toilet

Kitchen: 14'4 x 8'6 (4.37m x 2.59m)

Utility Room: 10'9 x 7'9 (3.28m x 2.36m)

FIRST FLOOR

Landing

Bedroom 1: 13'6 x 11'1 (4.12m x 3.38m)

Bedroom 2: 12'3 x 11'6 (3.74m x 3.51m)

Bedroom 3: 9'3 x 8'11 (2.82m x 2.72m)

Bedroom 4: 10'9 x 7'0 (3.28m x 2.14m)

Bathroom: 8'11 x 6'0 (2.72m x 1.83m)

OUTSIDE

Front Garden

Rear Garden

Garage: 19'6 x 9'0 (5.95m x 2.75m)



Main features

- Lovely family home in the prestigious Westbrook Avenue's
- Just a stones throw away from Westbrook's award winning beach
- Large, sunny aspect rear garden
- Within walking distance of popular primary, secondary and private schools
- Garage and off-road parking



Nearest Schools

Primary Schools: Garlinge Primary and Nursery 0.5 miles, St Saviour's C of E Junior School 0.8 miles, St Gregory's Catholic Primary, Margate 1.2 miles

Secondary Schools: Hartsdown Technology College 0.8



Transport Information

Train Stations: Westgate-on-Sea 0.6 miles, Margate 0.8 miles, Birchington-On-Sea 2.2 miles



Address

Fitzmary Avenue, Westbrook, Margate, Kent, CT9



Directions

For directions to this property please contact us.



Wards
Helping you move forwards

Call Birchington Branch 01843 842551 ■ wardsof Kent.co.uk



- A private rental licensing scheme applies to some properties in this area, please contact us before proceeding
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Our Homewise partnership offer a 'Home for Life' plan to buyers over 60, granting a lifetime lease for your protection and reducing the purchase price by up to 59%



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