



**Guide Price**  
**£260,000**

**Leasehold**

3x  1x  1x 

**Westgate Bay Avenue,  
Westgate-On-Sea, Kent,  
CT8**

*Wards*  
Helping you move forwards





## Main features

- Split level first floor spacious apartment
- Tasteful decor throughout with plenty of character and charm
- Wonderful high ceilings
- Could be the perfect holiday home by the sea
- Just a short stroll to Westgate town, the train station and bus routes

## Accommodation

### FIRST FLOOR

Entrance Hallway

Bedroom 1 : 9'2 x 8'3 (2.80m x 2.52m)

Bedroom 2 : 8'0 x 6'5 (2.44m x 1.96m)

Lounge: 10'1 x 9'5 (3.08m x 2.87m)

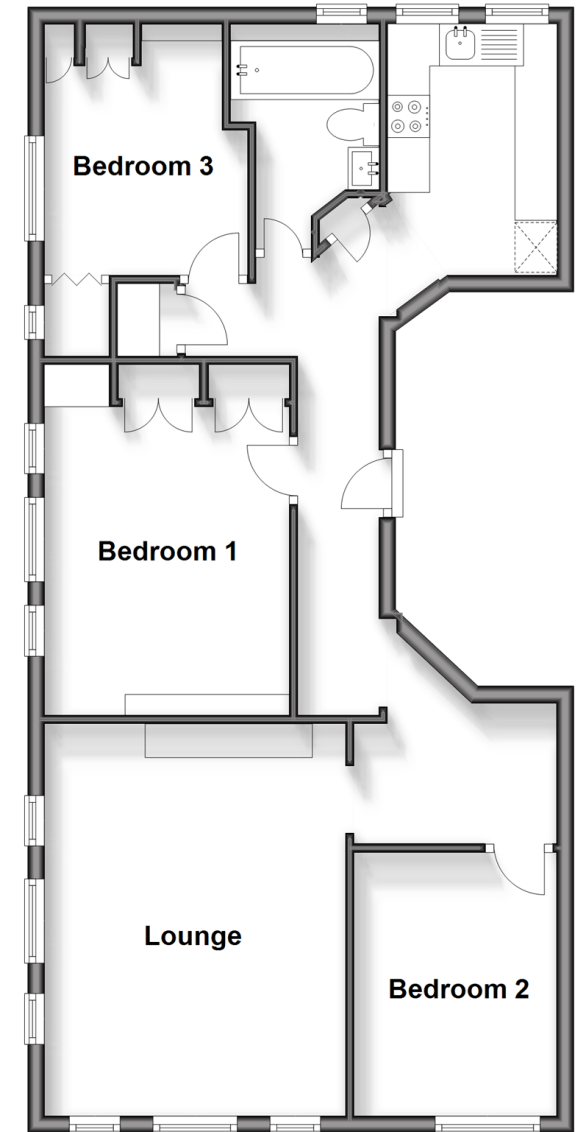
Bedroom 3 : 6'0 x 5'1 (1.83m x 1.55m)

Bathroom

Kitchen: 8'0 x 6'0 (2.44m x 1.83m)

## Split Level First Floor

Approx. 68.9 sq. metres (742.0 sq. feet)



**Call Birchington - 01843 842551 ■ [wardsofkent.co.uk](http://wardsofkent.co.uk)**

- A private rental licensing scheme applies to some properties in this area, please contact us before proceeding
- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale



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