



Price
£425,000

Freehold

4x  2x  1x 

**Upper Approach Road,
Broadstairs, Kent, CT10**

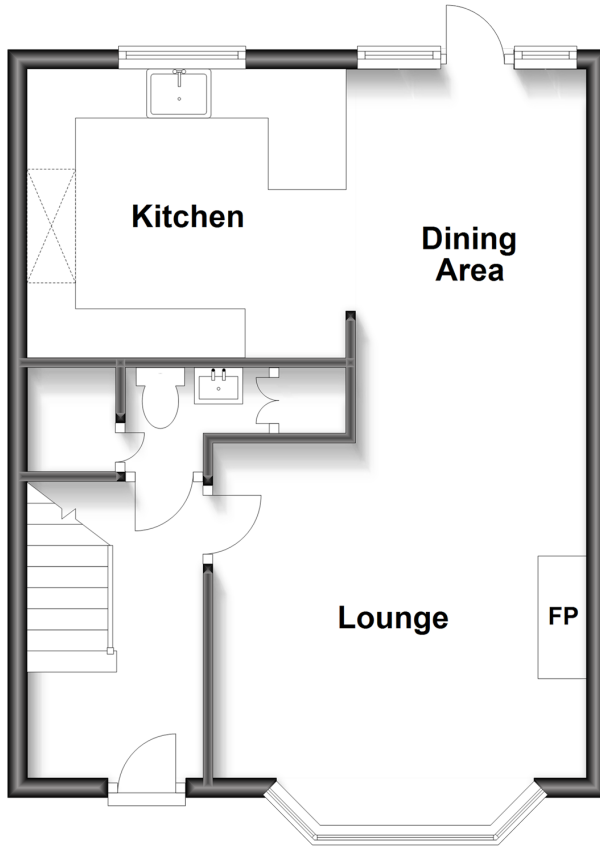
OVER 60?

Secure this property
for up to **59% less!**

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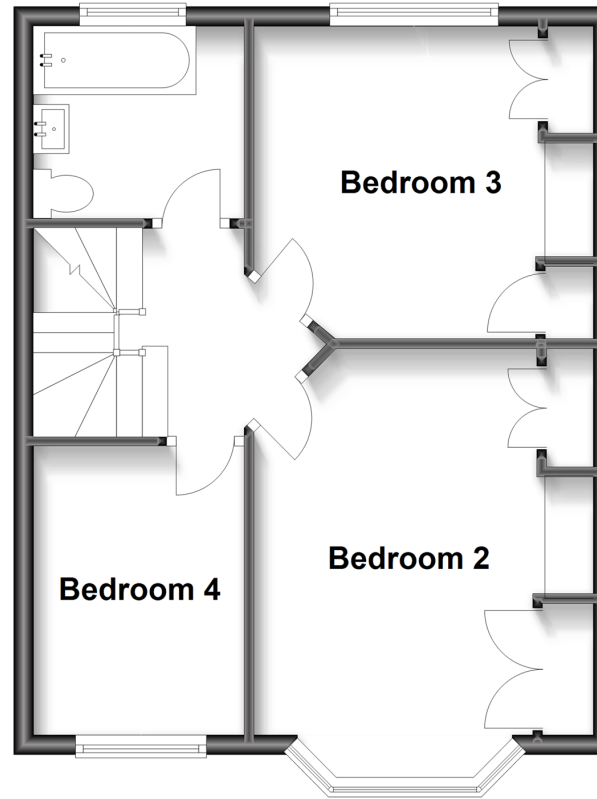
Ground Floor

Approx. 42.2 sq. metres (454.1 sq. feet)



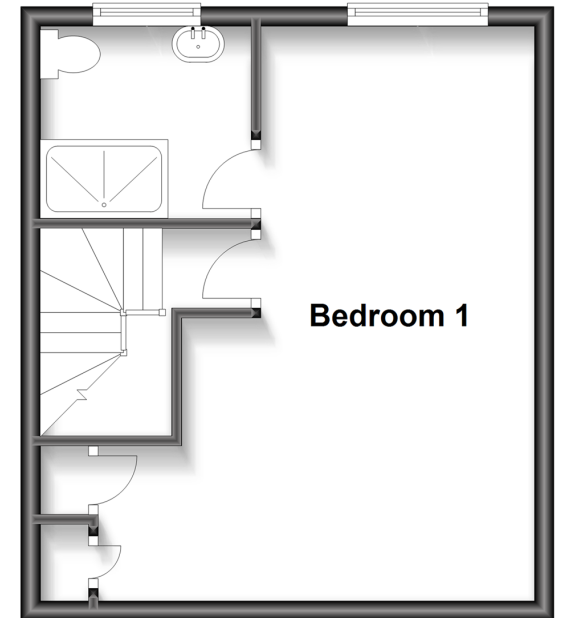
First Floor

Approx. 42.1 sq. metres (452.8 sq. feet)



Second Floor

Approx. 29.9 sq. metres (322.0 sq. feet)



Accommodation

GROUND FLOOR

Entrance Hall

Cloakroom

Lounge: 13'6 x 12'6 (4.12m x 3.81m)

Kitchen/Dining Area: 18'4 x 11'2 (5.59m x 3.41m)

FIRST FLOOR

Landing

Bedroom 2: 10'8 x 10'2 (3.25m x 3.10m)

Bedroom 4 : 9'9 x 7'2 (2.97m x 2.19m)

Bedroom 3: 14'3 x 9'8 (4.35m x 2.95m)

Bathroom

SECOND FLOOR

Bedroom 1: 17'8 x 9'1 (5.39m x 2.77m)

En-suite Shower Room

OUTSIDE

Front Garden

Rear Garden



Main features

- Being sold **CHAIN FREE**
- Wonderful sea views from all three floors
- Top floor currently a main bedroom with en-suite shower room
- Set across three floors with a washroom on each floor
- Walking distance to the Broadstairs sandy beaches, town restaurants and train station



Nearest Schools

Primary Schools: St Mildreds 0.3 miles, Upton Junior School 0.7 miles, St Joseph's Catholic Primary, Broadstairs 0.8 miles, Bromstone Primary, Broadstairs 1.1 miles



Transport Information

Train Stations: Broadstairs 0.6 miles, Dumpton Park 1.2 miles, Ramsgate 2.6 miles



Address

Upper Approach Road, Broadstairs, Kent, CT10



Directions

For directions to this property please contact us.



Wards
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Call Broadstairs Branch 01843 602546 ■ wardsofkent.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
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.



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