



**Price**  
**£350,000**

**Freehold**

3x  1x  1x 

**The Hawthorns,  
Broadstairs, Kent, CT10**

**OVER 60?**

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

*Wards*  
Helping you move forwards





## Main features

- **3 bedroom detached house**
- **Located in the catchment area for local schools**
- **Sitting on a generous corner plot with scope to extend (subject to relevant planning)**
- **Separate garage and off road parking**
- **Spacious sunny rear garden**

## Accommodation

### GROUND FLOOR

Entrance Porch  
Entrance Hallway  
Lounge: 14'7 x 12'9 (4.45m x 3.89m)  
Kitchen/Diner: 17'9 x 10'9 (5.41m x 3.28m)

### FIRST FLOOR

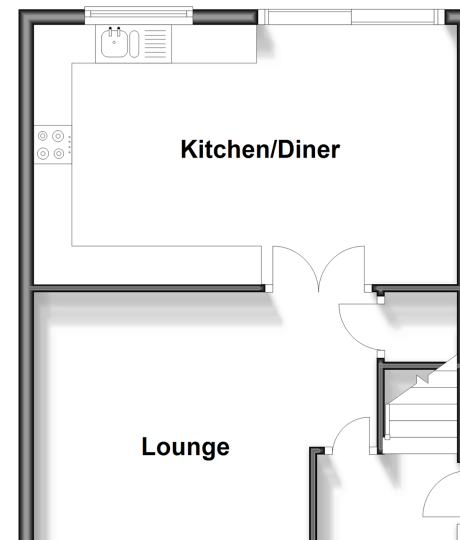
Landing  
Bedroom 2: 11'0 x 10'2 (3.36m x 3.10m)  
Bathroom  
Bedroom 1: 13'5 x 11'7 (4.09m x 3.53m)  
Bedroom 3: 9'3 x 6'9 (2.82m x 2.06m)

### OUTSIDE

Front Garden  
Garage & Off Road Parking  
Rear Garden

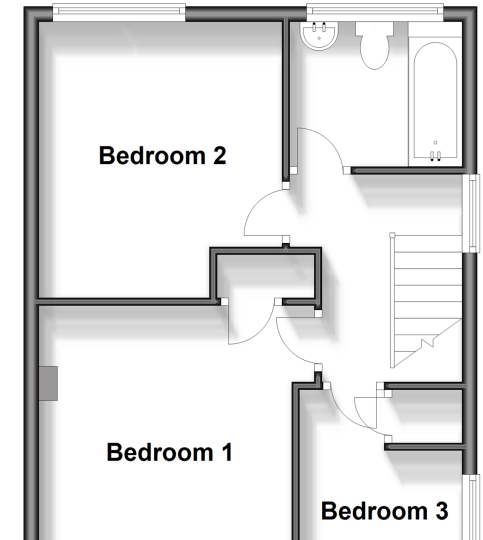
### Ground Floor

Approx. 41.3 sq. metres (444.3 sq. feet)



### First Floor

Approx. 41.3 sq. metres (444.3 sq. feet)



**Call Broadstairs - 01843 602546 ■ [wardsofkent.co.uk](http://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.