



Price
£300,000

Freehold

2x  1x  1x 

**Marshall Crescent,
Broadstairs, Kent, CT10**

Wards
Helping you move forwards



Main features

- **No Chain!**
- **Sunny rear garden**
- **Off-road parking**
- **Tucked away in a quiet cul-de-sac**
- **scope to extend subject to planning**
- **Close to local shops and transport links**



Nearest Schools

Primary Schools: Bromstone Primary 0.5 miles, Upton Junior 0.5 miles, St Joseph's Catholic 1.0 miles.
Secondary Schools: Dane Court Grammar 0.7 miles, The Hereson School 0.7 miles, St George's C of E Foundation 1.0 miles



Transport Information

Train Stations: Broadstairs 0.8 miles, Dumpton Park 1.0 miles, Ramsgate 2.0 miles

Accommodation

GROUND FLOOR

Entrance Hall

Kitchen : 10'1 x 6'0 (3.08m x 1.83m)

Lounge: 17'0 x 14'0 (5.19m x 4.27m)

Bedroom 1: 12'0 x 11'0 (3.66m x 3.36m)

Bedroom 2: 8'0 x 8'0 (2.44m x 2.44m)

Shower Room

OUTSIDE

Front Garden

Driveway

Rear Garden

Call Broadstairs - 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



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