



**Price**  
**£550,000**

**Freehold**

4x  2x  2x 

**The Parade, Greatstone,  
New Romney, Kent,  
TN28**

**OVER 60?**

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

*Wards*  
Helping you move forwards



## Main features

- Large beach front home
- Flexible accommodation with living and sleeping over 2 floors
- Large rear garden with seating areas, space for entertaining and miniature railway line at the bottom
- Direct sea view across sand dunes to the beach
- High-end kitchen/family room

## Accommodation

### GROUND FLOOR

- Entrance Porch
- Lounge: 16'6 x 11'9 (5.03m x 3.58m)
- Bathroom
- Study: 9'3 x 7'9 (2.82m x 2.36m)
- Bedroom 4: 8'3 x 7'0 (2.52m x 2.14m)
- Inner Hall
- Kitchen/Family Room: 7'8 x 7'8 (2.34m x 2.34m) plus 18'7 x 11'8 (5.67m x 3.56m)
- Inner Hall: 7'9 x 7'5 (2.36m x 2.26m)
- Utility Room: 8'3 x 6'4 (2.52m x 1.93m)
- Cloakroom
- Bedroom 2: 13'4 x 7'8 (4.07m x 2.34m)
- Bedroom 3: 12'5 x 7'9 (3.79m x 2.36m)

### FIRST FLOOR

- Landing/Study: 9'3 x 7'9 (2.82m x 2.36m)
- Bedroom 1: 19'3 x 9'3 (5.87m x 2.82m) plus 9'4 x 9'4 (2.85m x 2.85m)
- En-Suite Bathroom
- Balcony

### OUTSIDE

- Off Road Parking
- Rear Garden
- Sheds

**Ground Floor**  
Approx. 109.6 sq. metres (1179.3 sq. feet)



**First Floor**  
Approx. 34.9 sq. metres (375.6 sq. feet)



Call New Romney - 01797 363745 ■ [wardsokent.co.uk](http://wardsokent.co.uk)

- If buying to let, the energy rating will need to be improved to at least 'E' rating before you can let the property
- 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
- 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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