



**Guide Price**  
**£375,000**

**Freehold**

2x  1x  1x 

**Luckhurst Gardens, Palm  
Bay, Margate, Kent, CT9**

**OVER 60?**

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

*Wards*  
Helping you move forwards



## Main features

- Well presented and ready to move straight into
- Situated in a quiet cul-de-sac location
- Walking distance to local shops and Palm Bay sandy beach
- Garage and off street parking
- Conservatory looking out to sunny rear garden ideal to sit and relax

## Accommodation

### GROUND FLOOR

Hallway

Kitchen: 9'11 x 8'9 (3.02m x 2.67m)

Lounge: 18'2 x 14'3 (5.54m x 4.35m)

Conservatory: 11'11 x 8'0 (3.63m x 2.44m)

Bedroom 1: 11'11 x 9'5 (3.63m x 2.87m)

Shower Room: 6'10 x 5'6 (2.08m x 1.68m)

Bedroom 2: 8'10 x 8'7 (2.69m x 2.62m)

### OUTSIDE

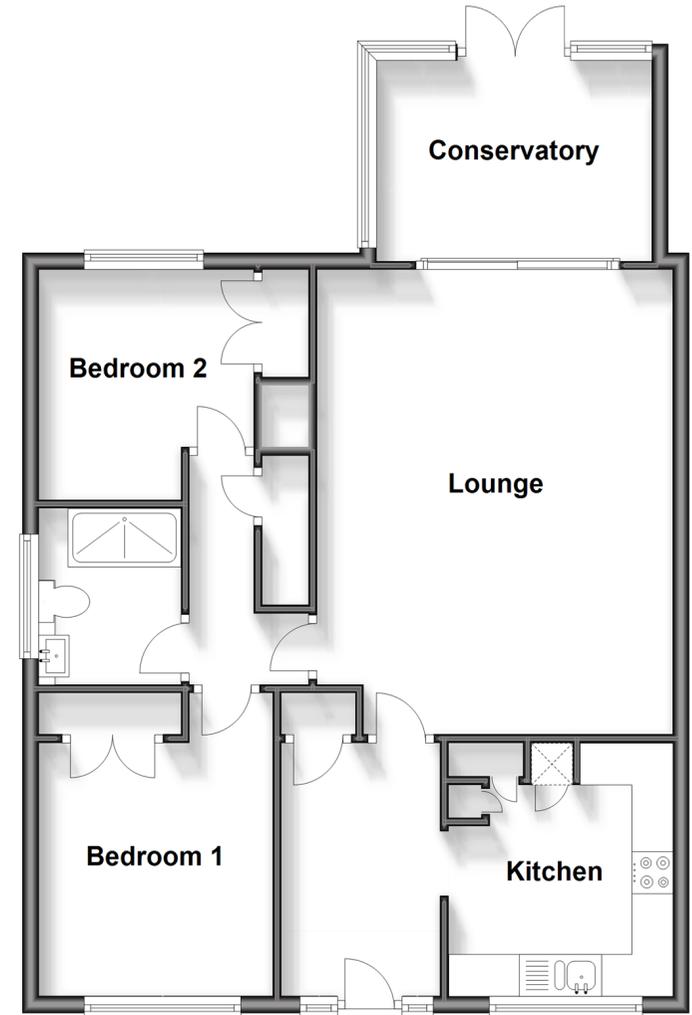
Front Garden

Garage

Off Road Parking

Rear Garden

**Ground Floor**  
Approx. 75.4 sq. metres (811.2 sq. feet)



Call Cliftonville - 01843 227447 ■ [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
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.



15105093/20231107/DM/NF