



Jenkinson realestates

The Marina

Deal

Asking Price £375,000



# Freehold

Energy Performance Rating = D

Formerly Coastguard Cottages  
Stunning Sea Views

Offering Two Bedrooms  
Front and Rear Gardens

Garage to Rear  
No Onward Chain Complications

Jenkinson Estates are pleased to bring to the marketplace this charming property, which was formerly a coastguard cottage, situated in the popular and prestigious seafront location of The Marina, Deal. The property, which comes to the market with no onward chain complications, really must be viewed to be appreciated and offers stunning sea views. The property has been reconfigured from its original design to take advantage of the views from the living accommodation, which is now located on the first floor. This area is open plan and includes the living / dining space. The kitchen area completes this level. The ground floor, which offers a spacious entrance hallway, leads to the two bedrooms. The master bedroom has the additional benefit of a door located in the bay that opens directly onto the garden. The accommodation is completed with the family bathroom. The property also has the added bonus of a garage, that opens onto Sandown Road via an electric roller door, and includes a W.C. Externally the property has ample outside space in the form a garden that is approaching 150ft in length. All viewings are strictly by appointment via the Sole Agent Jenkinson Estates.

Council Tax Band B

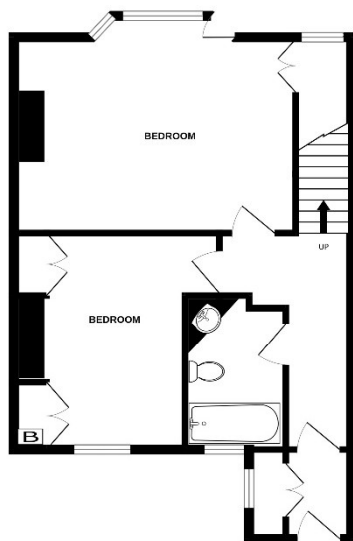




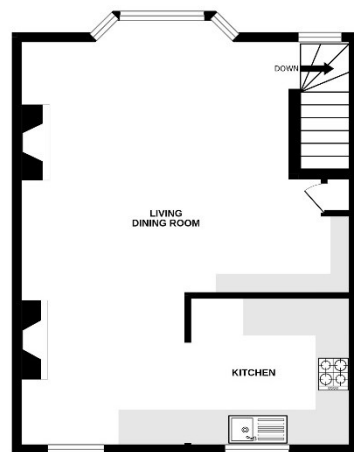




GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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Important Notice - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.



## Accommodation

Entrance Via;

Porch

Hallway

Bedroom One

14'4" x 13'6" (4.37m x 4.11m)

Bedroom Two

11'6" x 6'1" (3.51m x 1.85m)

Family Bathroom

7'4" x 4'5" (2.24m x 1.35m)

## First Floor

Open Plan Living / Dining Room

22'2" x 16'9" (6.76m x 5.11m)

Kitchen

7'3" x 6'9" (2.21m x 2.06m)

Garage

19'5" x 15'8" (5.92m x 4.78m)

W.C.

5'4" x 3'4" (1.63m x 1.02m)

Front and Rear Gardens

