



Jenkinson realestates

Cliffe House | High Street  
St Margarets at Cliffe  
Asking Price £269,950

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# Leasehold

86 SQ. Metres (925.70 SQ. Feet)

Council Tax: C

EPC Rating = D

Duplex Apartment

Offering Two Double Bedrooms

Arranged Over Three Floors

Communal Gardens

Grade II Listed

No Onward Chain

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Jenkinson Estates are pleased to bring to the market this deceptively spacious duplex apartment in the sought after conservation area of St Margarets-at-Cliffe. Built in 1820, this Grade II listed property was originally a school, then was formed part of a hotel and retains many original features and was converted into its current configuration as separate apartments in 2006. This particular apartment is accessed via a communal hallway which leads to this apartment and one other. The property itself offers an impressive bay-fronted sitting room and a kitchen / breakfast room to the ground floor. The first floor continues to impress with two double bedrooms and an impressive family bathroom that offers a four piece suite. The property is complete with a spacious basement that is underneath both the kitchen and the sitting room. The property has a gas fired central heating and sash windows. This truly is a wonderful apartment that simply must be viewed internally to be appreciated and comes to the market with no onward chain complications. All viewings are strictly through the appointed Sole Agents Jenkinson Estates.



Vendor advises, as of 09/2025:

106 Years Remaining on Lease

Maintenance - £1,440.00p/a

Ground Rent - £100.00p/a





**Jenkinson Estates**  
4 West Street, Deal, Kent, CT14 6AE

**01304 373 984**  
**info@jenkinsonestates.co.uk**  
**www.jenkinsonestates.co.uk**

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;

Communal Hallway

Hallway

Sitting Room

16'4" x 16'4" (4.98m x 4.98m)

Kitchen/Breakfast Room

13'6" x 9'3" (4.11m x 2.82m)

## First Floor Landing

Bedroom One

17'3" x 11'5" (5.26m x 3.48m)

Bedroom Two

12'4" x 11'3" (3.76m x 3.43m)

Bathroom

9'3" x 7'4" (2.82m x 2.24m)

Basement

Communal Gardens

