

01843 230 960

[www.lovetts.net](http://www.lovetts.net)



PCM

£950 PCM

2 x

1 x

1 x

Northdown Road,  
Margate, CT9 2PA

Lovetts are pleased to be marketing this two Bedroom flat above our office in Cliftonville. The property benefits from having its own private entrance including a garden. The accommodation comprises; entry from the side of the property with door into the Kitchen. This has fitted wall/base units, fitted electric oven/hob and plumbing for a washing machine. On the same level is the Bathroom having a matching with three-piece suite with over bath shower facility. On the upper landing your will find two Bedrooms and a Lounge to the front.

HEATING & HOT WATER INCLUDED IN RENT





- EPC Rating E
- Good Transport Links
- Gas C/heating
- Own Entrance
- Small Courtyard Garden
- First Floor Flat
- Two Bedrooms
- Cliftonville High Street
- Beach Nearby





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	66	73
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F	26	46
(1-20) G		
Not environmentally friendly - higher CO <sub>2</sub> emissions		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	



Lovetts Birchington Ltd. Trading as Lovetts Property Services  
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