



**PCM**

**£1,150**

2 x 

1 x 

1 x 

**North Foreland  
Road, Broadstairs**

Lovetts are pleased to market this newly refurbished two-bedroom apartment in an exclusive seaside location.

Enjoying attractive sea views and set within well-maintained communal grounds, this spacious second-floor apartment is offered unfurnished and is situated in a quiet residential block.

The accommodation comprises a communal entrance with entry-phone system and lift access to the second floor. Inside, there are two double bedrooms, a large lounge with distant sea views, and a modern fitted kitchen featuring a new electric hob, electric double oven, extractor hood, integrated fridge/freezer, dishwasher and space for a washing machine.

The bathroom is well appointed with a bath, WC, pedestal wash basin, and a separate shower cubicle with an electric shower.

Further benefits include two allocated parking spaces.

To arrange a viewing, please contact Lovetts on 01843 230960.









- EPC Rating - C
- Newly Refurbished
- Two Allocated Parking Spaces
- Desirable Location
- Distant Sea Views
- Available Now
- Two Bedroom Apartment
- Lift Access
- Second Floor







| Energy Efficiency Rating                           |   |           |
|--|---|-----------|
|  | Current   | Potential |
| <i>Very energy efficient - lower running costs</i> |   |           |
| (92 plus) <b>A</b>                                 |   |           |
| (81-91) <b>B</b>                                   |   |           |
| (69-80) <b>C</b>                                   | <b>73</b>   | <b>77</b> |
| (55-68) <b>D</b>                                   |   |           |
| (39-54) <b>E</b>                                   |   |           |
| (21-38) <b>F</b>                                   |   |           |
| (1-20) <b>G</b>                                    |   |           |
| <i>Not energy efficient - higher running costs</i> |   |           |
| <b>England &amp; Wales</b>                         | EU Directive 2002/91/EC  |           |

| Environmental Impact (CO <sub>2</sub> ) Rating             |   |           |
|--|---|-----------|
|  | Current   | Potential |
| <i>Very environmentally friendly - lower CO2 emissions</i> |   |           |
| (92 plus) <b>A</b>   |   |           |
| (81-91) <b>B</b>   |   |           |
| (69-80) <b>C</b>   | <b>72</b>   | <b>77</b> |
| (55-68) <b>D</b>   |   |           |
| (39-54) <b>E</b>   |   |           |
| (21-38) <b>F</b>   |   |           |
| (1-20) <b>G</b>  |   |           |
| <i>Not environmentally friendly - higher CO2 emissions</i> |   |           |
| <b>England &amp; Wales</b>                                 | EU Directive 2002/91/EC  |           |

