



1 Tivoli Road, Margate, CT9 5SE

Realistic offers considered £189,000

Nestled on Tivoli Road in the vibrant town of Margate, this charming two-bedroom end of terrace house presents an excellent opportunity for both investors and those seeking a delightful home by the sea. Just a short stroll from the stunning beaches and lively nightlife, this property offers the perfect blend of convenience and coastal living.

The house features a well-appointed reception room, ideal for relaxing or entertaining guests. Both bedrooms are generously sized doubles, providing ample space for comfort and privacy. The property is immaculate both inside and out, ensuring that it is ready for immediate occupancy or rental.

Currently tenanted, this home generates a commendable income, making it an attractive addition for any landlord looking to expand their portfolio or for those seeking a standalone investment. With cafes, amusements, and all the amenities of Margate town right on your doorstep, this location is sure to appeal to a wide range of buyers.

If you are interested in viewing this delightful property, please do not hesitate to contact Lovetts Ramsgate. We would be pleased to show you around and help you discover the potential of this lovely home.



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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(91-100) A			
(81-90) B			
(71-80) C			
(61-70) D			
(51-60) E			
(41-50) F			
(1-40) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(101-120) A			
(81-90) B			
(61-80) C			
(41-60) D			
(21-40) E			
(1-20) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	