

Adelphi Court Flat 1, 2 Augusta Gardens

FOLKESTONE, Folkestone

CT20 2RR

£190,000

FOR SALE WITH BURNAP + ABEL... CASH BUYERS ONLY... A spacious two bedroom, two bathroom lower ground floor apartment in the prestigious Augusta Gardens.

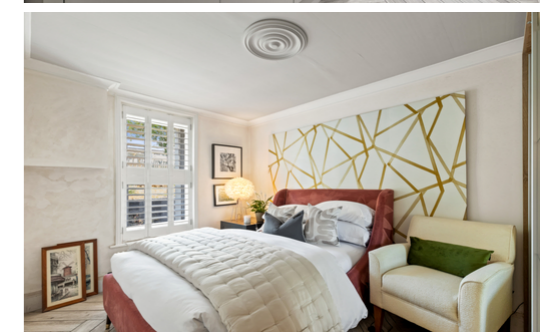
The property has had some works started boasting a brand new fitted kitchen with high spec integrated appliances, units and worktops. Situated in the popular Crescent of Augusta Gardens, this two-bedroom, two-bathroom apartment is a hidden gem waiting to be discovered. Backing onto the private residential Augusta Gardens, this property offers both modern convenience and tranquillity.

Listed to sell, this home presents a unique opportunity for buyers looking to create their dream space. The renovation has already been started, with stunning herringbone flooring adding character and charm throughout the property and a brand new kitchen fitted with high spec integrated appliances. The second bedroom has also been finished to create a bright and airy space for guests or office space.

Whether you're looking for a weekend retreat or a permanent residence by the sea, this property in Folkestone is perfect for those seeking serenity and style. Don't miss out on your chance to own a piece of paradise in this up-and-coming coastal town.

Call Sole Agents Burnap + Abel on 01303258590 to organise a viewing.

www.burnapandabel.co.uk



Lease Details

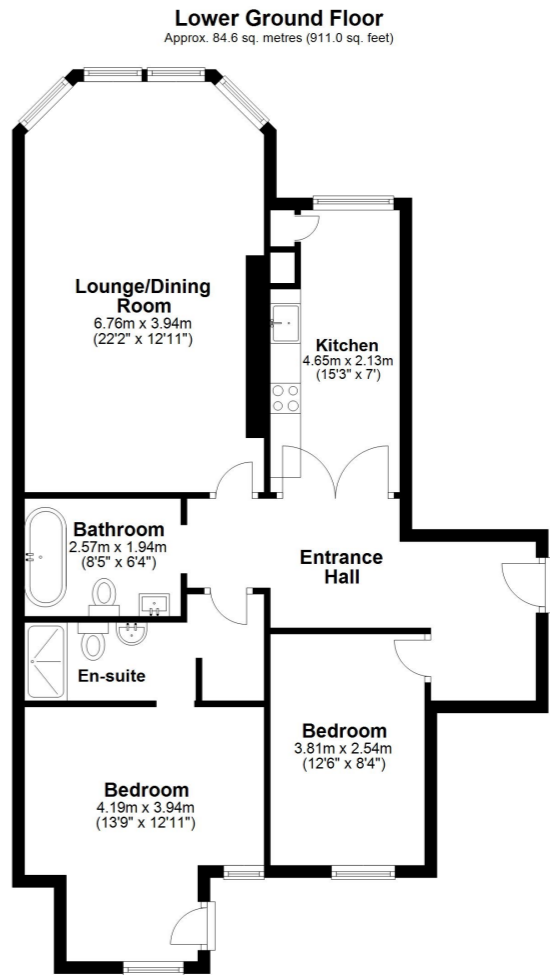
We understand from our vendor that the service charge is approximately £1680 per annum

We understand from our vendor that the ground rent is approximately £100 every 3 months

We understand that the lease length is approximately 60 years.

The vendor will not be extending the lease alongside the purchase.

The vendor has paid the Section 20 notice contribution for upcoming works.



Total area: approx. 84.6 sq. metres (911.0 sq. feet)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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. Plan produced using PlanUp.

