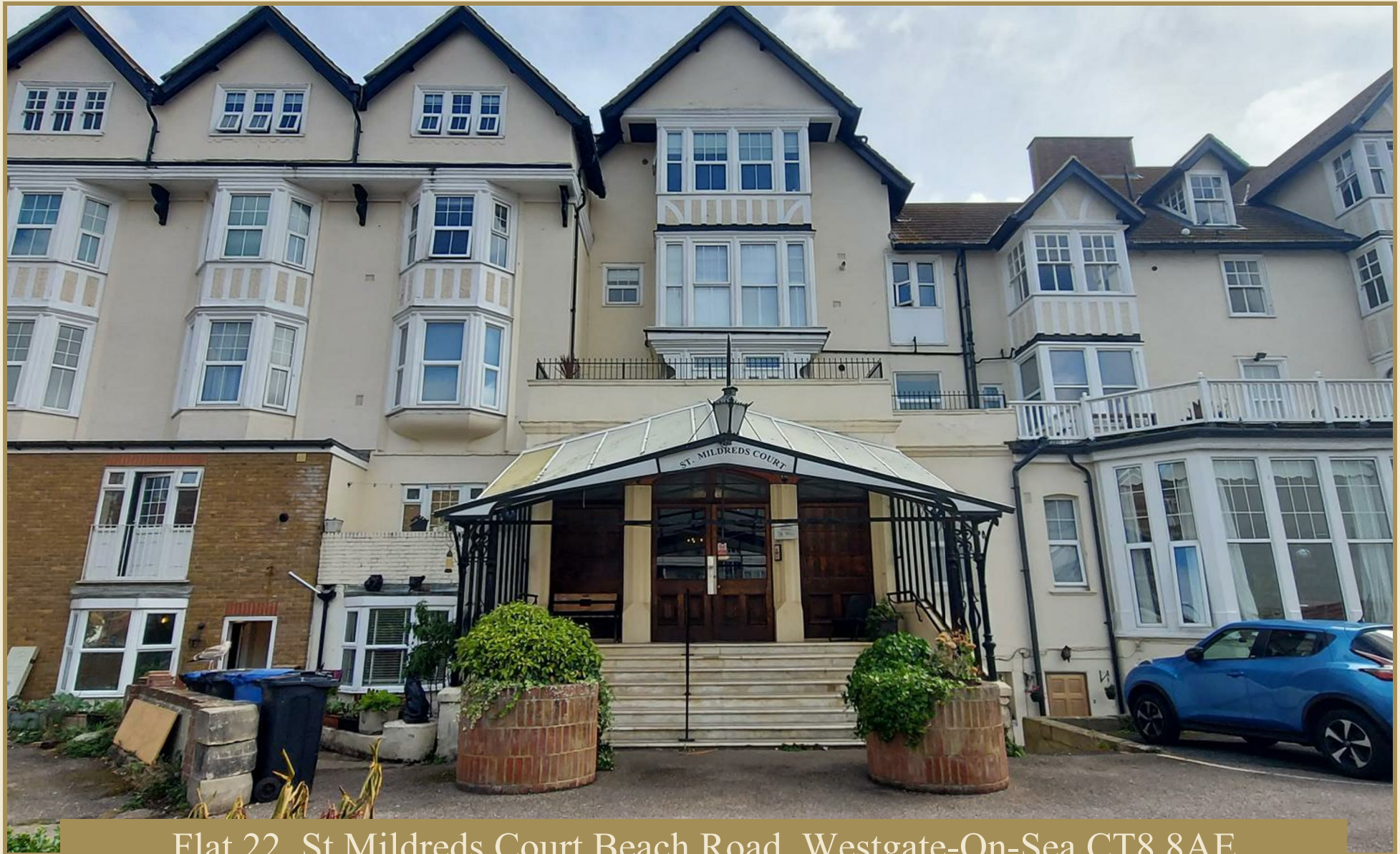




GUILDCREST ESTATES



Flat 22, St Mildreds Court Beach Road, Westgate-On-Sea CT8 8AE

Beach Road, Westgate-On-Sea
CT8 8AE

£240,000

Step into seaside charm with this captivating ground-floor apartment, set within a grand Victorian building once known as a prestigious coastal hotel. Rich with character, original features, and an inviting warmth throughout, this two-bedroom home feels like a hidden treasure waiting to be found.

A sense of grandeur greets you immediately as you enter the impressive communal hallways. Inside the apartment, generous windows bathe each room in natural light, creating a bright, uplifting atmosphere from morning to evening. The spacious open-plan lounge and kitchen forms the heart of the home — perfect for relaxing after a day at the beach or entertaining friends. Full-length windows frame the space beautifully, while the well-appointed kitchen, complete with plentiful units and a central island, blends modern convenience with timeless elegance.

Outside, residents enjoy private parking and access to a communal bike shed, ideal for those coastal adventures.

Positioned close to sought-after Westgate seafront, the location is nothing short of idyllic. With local amenities just moments away, everything you need is right on your doorstep.





Whether you're searching for a full-time coastal haven or a tranquil holiday escape, this apartment offers an irresistible blend of comfort, character, and seaside serenity. A truly special place to call home — discover the magic of Westgate-on-Sea living for yourself.

Council Tax B

Service Charge £2200

Share of freehold

Lease remaining 82 Years

Mains water, sewerage, electricity and gas

Fixed wireless broadband





GUILDCREST ESTATES

Key Features

- Ground-floor apartment, set within a grand Victorian building
- Rich with character and original features throughout
- Full-length windows flooding the space with natural light
- Spacious open-plan lounge and kitchen
- Residents parking and access to a communal bike shed
- Positioned moments from Westgate seafront
- Close to the train station and canopied shops of Westgate High Street
- Share of freehold

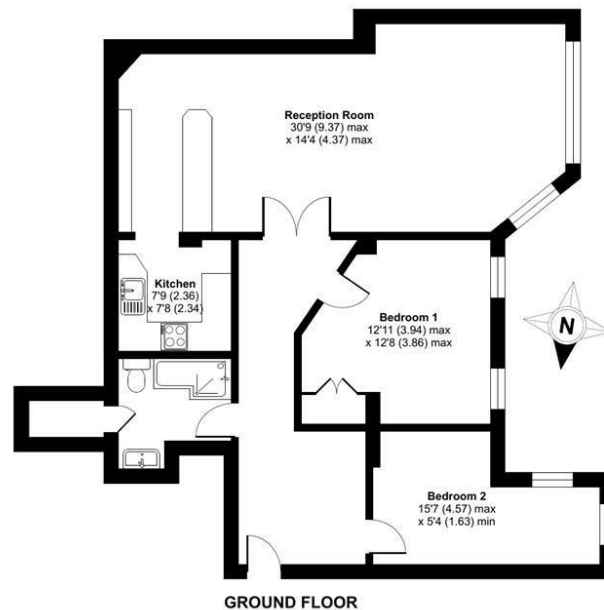
Important Information

Leasehold - Share of Freehold
Apartment
958.00 sq ft
Council Tax Band B
EPC Rating C

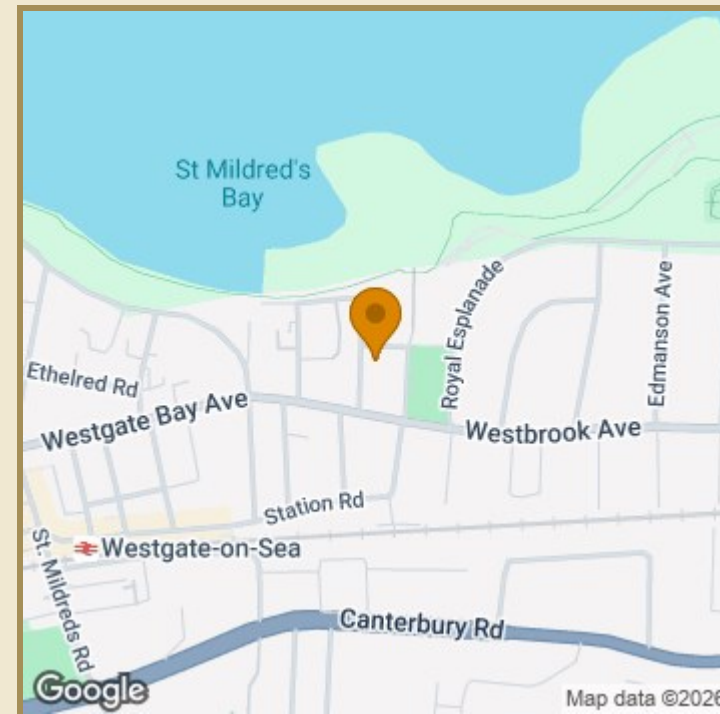
£240,000

St. Mildreds Court, Beach Road, Westgate-on-Sea, CT8

Approximate Area = 958 sq ft / 89 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © richcom 2024. Produced for Guildcrest Estates Ltd. REF: 1181912



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) 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		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	



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