

# MARTINS ESTATES

SALES AND LETTINGS

Martins Estates Sales And Lettings High Street  
Ashford  
Kent  
TN24 8SF

Tel: 01233610444



**67 Forum Way, Kingsnorth, TN23 3RJ**

**Asking Price £180,000**

Nestled in the desirable area of Kingsnorth, this beautifully presented purpose-built flat on Forum Way offers a perfect blend of comfort and modern living. Spanning an impressive 689 square feet, this delightful residence features two spacious bedrooms and two well-appointed bathrooms, making it an ideal choice for couples, small families, or those seeking a comfortable retreat.

The flat boasts a light and airy atmosphere, enhanced by large windows that invite an abundance of natural light, creating a warm and welcoming environment. The well-kept block and communal grounds add to the charm of this property, providing a pleasant outdoor space for residents to enjoy.

Inside, the layout includes a generous reception room, perfect for relaxation or entertaining guests. The design is both functional and stylish, ensuring that every corner of the flat is utilised to its fullest potential.

Additionally, the property benefits from allocated parking for one vehicle, providing convenience and peace of mind. Built in 2003, this flat combines modern amenities with a well-maintained structure, making it a fantastic opportunity for those looking to settle in a vibrant community.

With its prime location and attractive features, this flat on Forum Way is not to be missed. Whether you are a first-time buyer or seeking a rental investment, this property offers a wonderful living experience in Kingsnorth.

## 67 Forum Way, Kingsnorth, TN23 3RJ

### Hallway

### Kitchen

11'4" x 7'6" (3.46 x 2.31)

### Lounge

14'6" x 11'8" (4.42 x 3.58)

### Bedroom 1

11'1" x 11'0" (3.38 x 3.36)

### En suite shower room

6'2" x 5'6" (1.88 x 1.70)

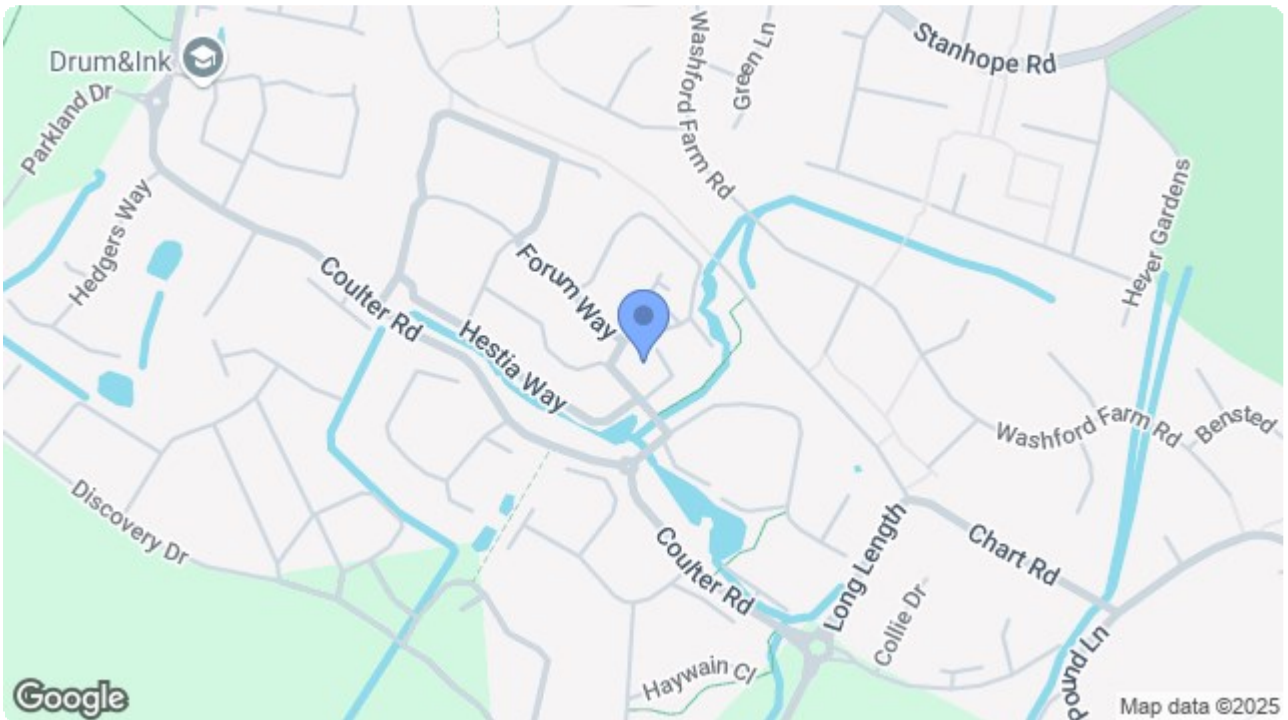
### Bedroom 2

11'5" x 8'1" (3.48 x 2.47)

### Bathroom

6'3" x 6'0" (1.93 x 1.83)

### Allocated Parking



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

69 HIGH STREET, ASHFORD, KENT TN24 8SF

Tel: 01233 610444 [www.martinsstates.co.uk](http://www.martinsstates.co.uk) email: [sales@martinsstates.co.uk](mailto:sales@martinsstates.co.uk)



Martins Estates Property Management Ltd  
 Registered in England and Wales No. 10031401  
 Registered office: 69 High Street, Ashford, Kent, TN24 8SF  
 Martins Wilkins T/A Martins Estates Sales and Lettings