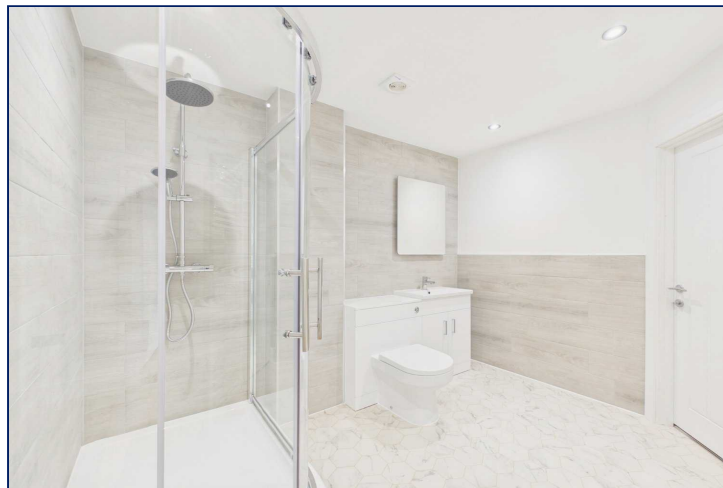
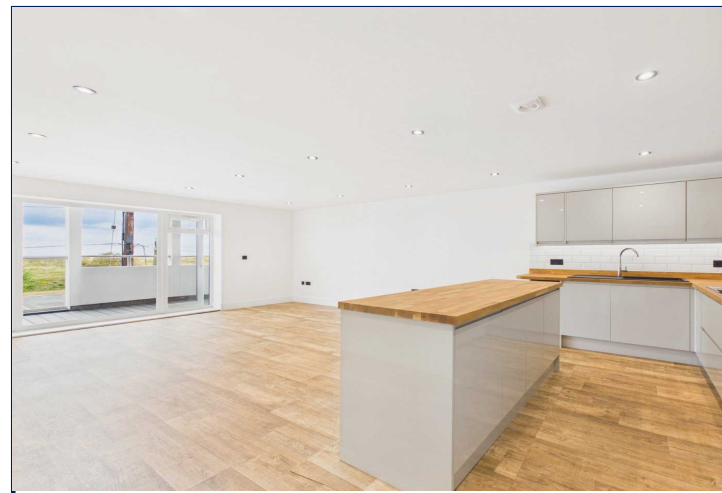




The Parade, Greatstone, New Romney

Asking Price: £375,000

Share of Freehold

 **Reeds Rains**

[reedsrains.co.uk](https://www.reedsrains.co.uk)

Apartment 1, The Parade, Greatstone, New Romney, Kent, TN28

Asking Price: £375,000 Share of Freehold

Council Tax Band: NA

EPC Rating: B

Greatstone House is an exceptional new development, perfectly positioned along the beachfront at Greatstone enjoying breathtaking sea and coastal views.

This impressive first-floor apartment forms part of a striking Art Deco-inspired building, ideally located close to local amenities including shops and a nearby bus route. Inside, the property boasts a spacious open-plan living area with doors leading onto a private balcony — an ideal space for relaxing or entertaining while taking in the stunning sea views.

The contemporary kitchen is beautifully designed with sleek handleless units, integrated appliances, and a wine cooler, while a central island may be available by separate negotiation. The apartment further benefits from two stylish bathrooms, including a Jack and Jill en-suite to the principal bedroom and a luxurious four-piece en-suite to the second bedroom.

Location

Set along the unspoilt Kent coastline, Greatstone is a peaceful seaside village on the edge of Romney Marsh, offering a rare blend of coastal beauty and open countryside. Greatstone is renowned for its expansive sandy beach, stretching for miles along the English Channel. Unlike more commercial seaside destinations, the area retains a sense of calm and openness, with far-reaching views, wide skies, and uncrowded shoreline—ideal for relaxed coastal living. Behind the beach lies the distinctive landscape of Romney Marsh, characterised by grazing land, waterways, and nature reserves, creating a tranquil and picturesque environment. Greatstone enjoys a tucked-away feel while remaining accessible. Road links connect easily to New Romney and Ashford, where high-speed rail services provide direct routes to London, making the area suitable for both permanent residence and weekend retreat.

Communal Entrance

With steps or level access to the communal entrance. Stairs or lift service to each apartment. Secure entry with video entry system.

Allocated Parking

This impressive building offers allocated parking to the rear with each apartment having one allocated parking space.

Share of Freehold

We have been informed by our vendor that each apartment will be sold with a 1/6th share of the freehold.

Lease Details

We have been informed by our vendor that each apartment is being sold with an underlying 999 year lease.

Service Charge

We have been informed by our vendor that the service charge is £1950 per annum.

Ground Rent

To be confirmed.

Council Tax

To be confirmed.

EPC Rating

EPC - B

Agents Details

If an offer is accepted on a property marketed by Reeds Rains, all purchasers are required to complete ID verification checks. This is a legal obligation under Anti-Money Laundering Regulations and we use a specialist third-party company to carry out these checks. The fee is £30 plus VAT (£36 including VAT) per transaction, payable once the offer is agreed and before the sales memorandum is issued. Please note that this charge is non-refundable.

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All Measurements

All Measurements are Approximate.

Laser Tape Clause

All measurements have been taken using a laser tape measure andtherefore, may be subject to a small margin of error.

Floorplan Clause

Measurements are approximate. Not to Scale. For illustrative purposes only.

For full EPC please contact the branch.



We may refer you to recommended providers of ancillary services such as Conveyancing, Mortgages, Insurance and Surveying. We may receive a referral fee for recommending their services. You are not under any obligation to use the services of the recommended provider, which may also be an associated company of Reeds Rains.

Other important information which you will need to know about this property can be found at [reedsrains.co.uk](https://www.reedsrains.co.uk)