

25A Albert Road

Deal, Kent, CT14 9RE

Long Leasehold
First Floor Apartment

717 Sq Ft (66.62 Sq M))



Guide Price | £82,000
By online auction



Amenities



Roadside
Location



Residential



Motorway



EPC



Transport
Links



Leasehold

25A Albert Road

717 Sq Ft (66.62 Sq M)

Description

This is a substantial 3-bedroom, first-floor apartment located on the popular Albert Road in Kent.

Accessed from a ground floor private entrance the entrance lobby offers immediate access to the stairs to the first-floor accommodation.

The property comprises a spacious living room, Kitchen and storeroom, family bathroom, and three well proportioned bedrooms off of the central hallway.

.**For sale by online auction (subject to sale prior, reserve and conditions)**

For sale subject to existing shorthold tenancy agreement

Location

Albert Road enjoys a prime location in Kent, offering residents a peaceful residential setting with excellent connectivity. Ideally situated within easy reach of vibrant town centres, it provides quick access to local amenities, schools, parks, and shopping districts.

For commuters, Albert Road is exceptionally well connected. Major road links such as the A2, M2, and M20 are easily accessible, providing direct routes to London, Canterbury, Maidstone, and the Kent coast. Nearby railway stations offer regular, fast services to London Victoria, Charing Cross, and St Pancras International, making it ideal for daily travel or weekend escapes.

Whether you drive or rely on public transport, Albert Road offers the convenience of connected living with the charm of a well-established Kentish neighbourhood.

Accommodation

Description	Sq Ft	Sq M
25A Albert Road	717	66.62

Locations

A2: 7.1 miles

M2: 32 miles

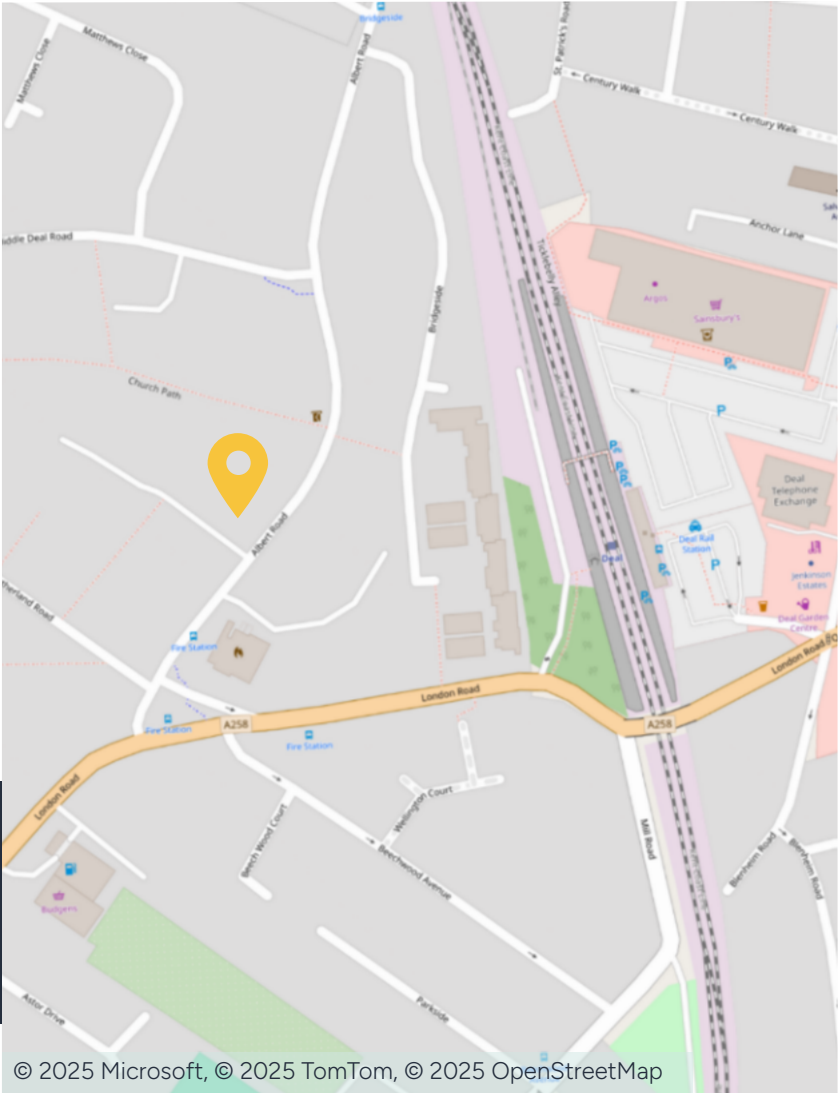
Dover Ferry Port: 8.4miles

Nearest station

Deal: 0.3 miles

Nearest airport

Gatwick: 86 miles



Further information

Important Notices

This property is available for sale by online auction. Interested buyers will need to register in advance and complete an ID verification before being able to place a bid. There is no charge for registering. Buyers should allow sufficient time to complete this process before the time period expires. Full details can be found on Fisher German's online auction page www.fishergerman.co.uk/current-auctions.

Guide Price

For sale by online auction (subject to sale prior, reserve and conditions). This property is available to purchase at an guide price of £82,000 exclusive of VAT.

Legal Pack

A legal pack and any special conditions will be available on Fisher German's online auction page and interested parties will need to register before accessing the legal documents. It is the responsibility of a prospective buyer to make all necessary enquiries prior to the auction.

Condition of Sale

The property will, unless previously withdrawn, be sold subject to common auction conditions and special conditions of each sale may be found in the legal documents section of the Fisher German online

auction page. Each buyer shall be deemed to have notice of each condition and all the terms thereof and to bid on those terms whether they shall have inspected the said conditions or not.

Completion

Completion will take place 20 working days after exchange of contracts, unless otherwise varied and specified in the legal pack.

Fees

The purchase of this property is subject to a combined buyer and admin fee of £5,160 Including VAT as stated on the auction listing. The buyer will also be required to reimburse the search fees of £1,500 Plus VAT.

Tenure

Long Leasehold.

Services

We confirm we have not tested any of the service installations and any occupiers must satisfy themselves as to the state and condition of such items.

EPC

The EPC rating is D.

Planning

The current permitted uses of the site fall within use class C3 of the Town and County planning order updated from the 1st September 2020.

Fixtures & Fittings

Any fixtures and fittings not expressly mentioned within these particulars are excluded from the letting.

Legal Costs

Each party to be responsible for their own legal costs incurred in this transaction.

Anti Money Laundering

The successful purchaser will be required to submit information to comply with Anti Money Laundering Regulations.

VAT

Unless otherwise stated, all prices and rents quoted are exclusive of Value Added Tax (VAT). Any intending purchaser should satisfy themselves independently as to VAT in respect of this transaction.

Location

Address: 25A Albert Road, Deal, Kent, CT14 9RE
What3words: ///cakes.quick.client

Contact us

Viewings by appointment only.

To arrange a viewing, please contact:



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Particulars dated July 2025. Photographs dated July 2025.



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