



13 EARLSMEAD CRESCENT
RAMSGATE

£1,250 PCM

- Cliffsend
- Detached

- Four Bedroom
- Six Months Only

ABOUT

DETACHED HOME! Miles and Barr are delighted to bring to the market this modern four bedroom detached family home located in the popular village of Cliffsend. The ground floor boasts an entrance hall, downstairs w.c, lounge and a kitchen opening to the dining room. Upstairs there are four bedrooms and there is also a family bathroom upstairs. There is plenty of off street parking to the front and also a garage. To the rear is a lawned garden with farmland views to the rear. Working professionals only one small pet considered.

LOCATION

Ramsgate is situated on the southerly aspect of the Isle of Thanet and benefits the country's only Royal Harbour, its status being granted by King George 1V in 1821. The distinctive and beautiful harbour has a vibrant yachting community alongside some commercial activity and was where the Little Ships evacuation of Dunkirk set out from in 1940. The town is enjoying something of a Renaissance with its large amount of Grade 11 Listed property, many set within elegant Regency squares, or overlooking the sea, others with links to or influenced by the architect Augustus Pugin. In recent years the Royal Harbour has seen many restaurants, cafes and bars emerge alongside quirky independent retail outlets, some utilising the arches on the quayside beneath Royal Parade. The town is steeped in history with associations to many well known figures including Queen Victoria , Karl Marx and Vincent Van Gogh as well as having a fascinating network of tunnels beneath the main centre. The fortunes of the town have been hugely assisted by the recent addition of a high speed rail link to London St Pancras making a commute for many a viable option.

DESCRIPTION

Ground Floor

Entrance

Hall

Lounge/Diner 27'7 x 16'10 (8.41m x 5.13m)

Kitchen 11'7 x 11'4 (3.53m x 3.45m)

Separate WC 6'3 x 2'9 (1.91m x 0.84m)

First Floor

Bathroom 6'10 x 6'10 (2.08m x 2.08m)

Bedroom 13'4 x 13'2 (4.06m x 4.01m)

Bedroom 10'2 x 9'10 (3.10m x 3.00m)

Bedroom 10'7 x 9'7 (3.23m x 2.92m)

Bedroom 7 x 7 (2.13m x 2.13m)

Exterior

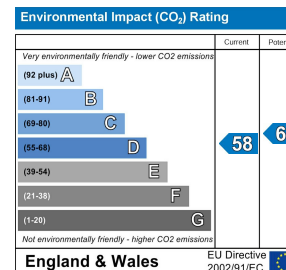
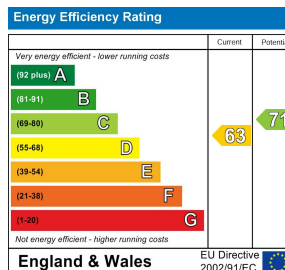
Garage 16'10 x 8'8 (5.13m x 2.64m)

Off Street Parking



47-49 Queen Street, Ramsgate, Kent, CT11 9EJ

t. 01843 572000 e. lettingsenquiries@milesandbarr.co.uk



In accordance with the Property Misdescriptions Act (1991) we have prepared these sales particulars as a general guide to give a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floorplans and distances referred to are given as a guide and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Miles and Barr believe in fair and transparent fees and charge among the lowest Tenants fees in the area. In addition to the rent and deposit, there is an administration fee of £150 per applicant. Guarantor and Pet fees may also be payable. Full details are available on our website.