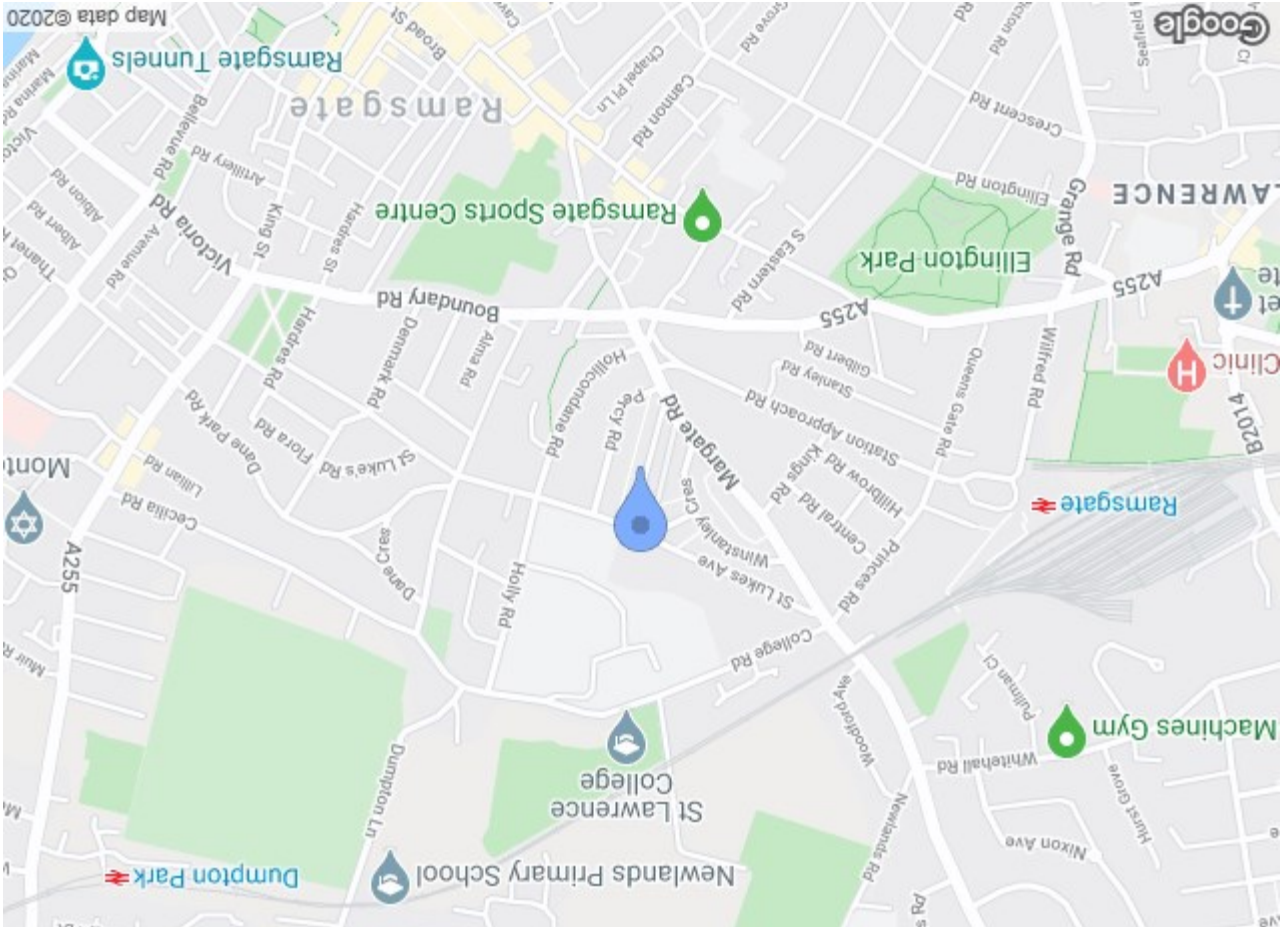
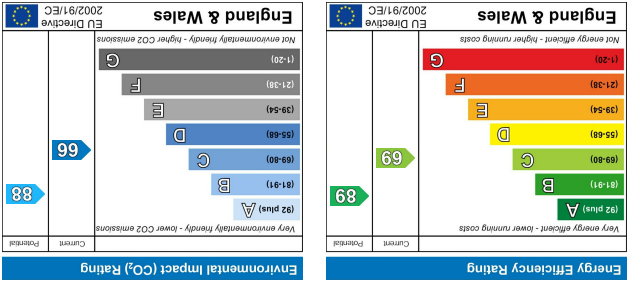


In Compliance with the Consumer Protection from Unfair Trading Regulations 2008 we have prepared these sales particulars as a general guide to give a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and 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. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts. For Referral Fee Disclosure please visit: www.milesandbarr.co.uk/referral-fee-disclosure



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45 ALEXANDRA ROAD
RAMSGATE



45 ALEXANDRA ROAD
RAMSGATE

£180,000

- Two Double Bedrooms
- Mid-Terrace
- Garden With Rear Access
- Close To Local Amenities
- Beautifully Presented

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 II 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.

ABOUT

BEAUTIFULLY Presented Two Bedroom Home in Popular Location!

Miles and Barr are delighted to bring to the market this two bedroom mid-terrace home. Located in a popular area of Ramsgate, this property is within easy reach of the town centre, seafront and harbour, great schooling at all levels plus excellent transport links by road and train, including the high speed link to London, making this home ideally situated for all your needs.

This home is well presented throughout, offering accommodation comprising; entrance, lounge, dining area, kitchen to the ground floor. Upstairs to the first floor there are two double bedrooms and family bathroom. Externally to the rear is a generous garden mainly laid to patio, with rear access.

Perfect for a first time buyer, or investor alike, call us now to book your internal viewing for this property on 01843 570500!

DESCRIPTION

Entrance

Lounge 11'10 x 14'01 (3.61m x 4.29m)

Dining Room 14'01 x 11'11 (4.29m x 3.63m)

Kitchen 9'10 x 7'04 (3.00m x 2.24m)

First Floor

Bedroom One 14'05 x 11'10 (4.39m x 3.61m)

Bedroom Two 12'00 x 9'04 (3.66m x 2.84m)

Bathroom 9'11 x 7'04 (3.02m x 2.24m)

External

Rear Garden

