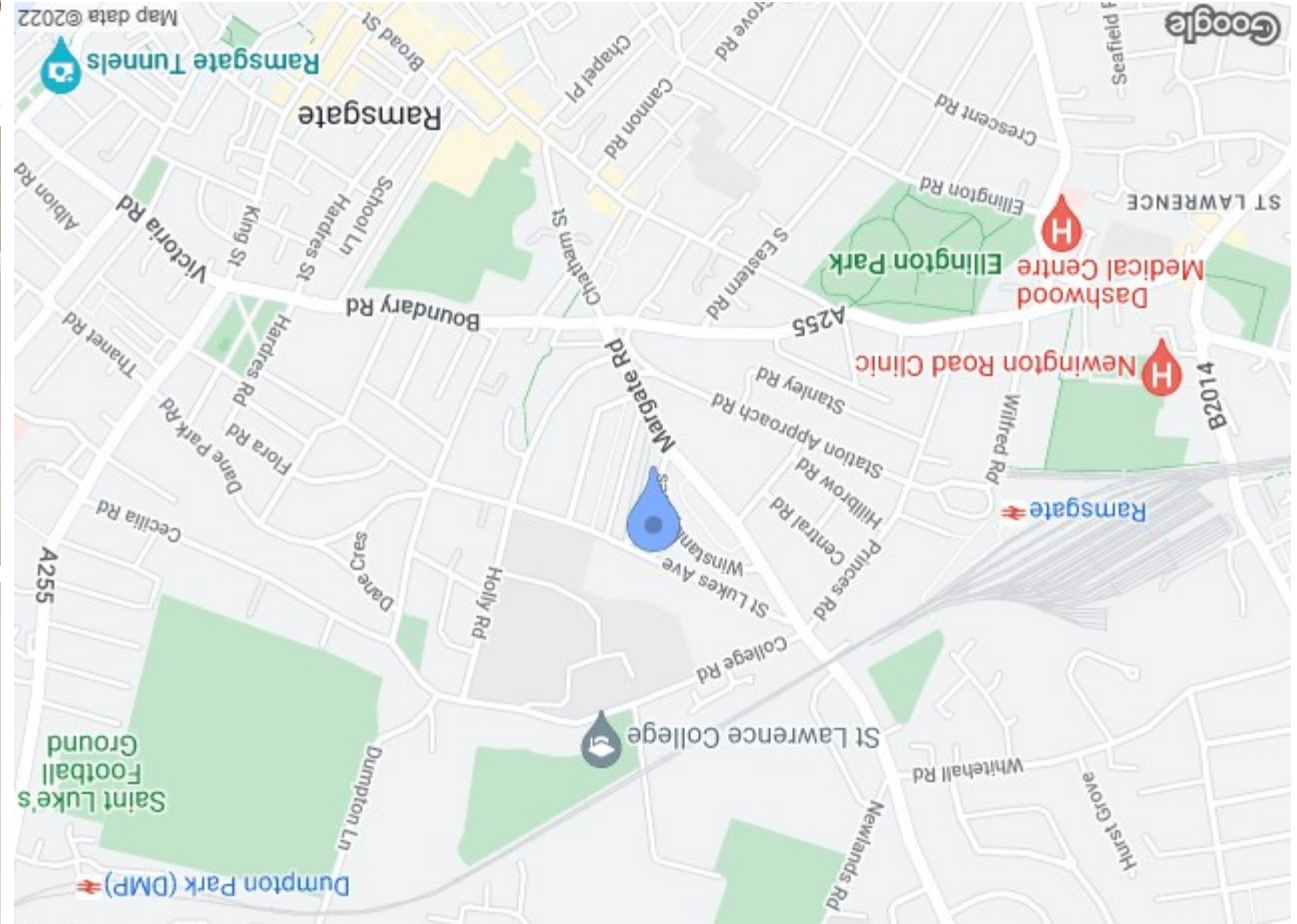
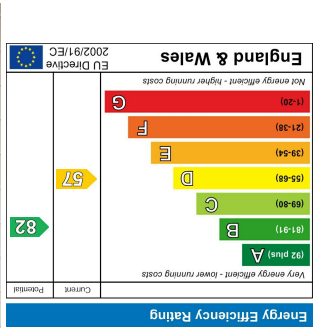


In Compliance with the Consumer Protection from Unfair Trading Regulations 2008 we have prepared these sales particulars as a general guide to give a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and 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. 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



WINSTANLEY CRESCENT RAMSGATE



WINSTANLEY CRESCENT RAMSGATE

£265,000

51 Queen Street, Ramsgate, Kent, CT11 9EL
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miles & barr ...valuing people, not just property

noea **property** **network** **PROTECTED**

oria **property** **network** **PROTECTED**

Relocation **PLATINUM** **MEMBER** **2020/2021**

The Property **Ombudsman**

- Council Tax Band: B
- No Onward Chain
- Three Bedrooms
- Private Rear Garden
- Fully Refurbished
- Close To The Train Station
- Well Presented Throughout
- Turn Key Home
- Perfect First Time Buy
- Ideal Investment

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

FULLY REFURBISHED...

Miles and Barr are delighted to bring to the market this three bedroom terraced house located in Winstanley Crescent, Ramsgate. This property is within easy reach of the sea front and Royal Harbour, great schools 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 offers fully refurbished, light and airy accommodation comprising; entrance hall, front living room with bay window, separate dining room, newly fitted kitchen leading to a utility area into the bathroom to the rear. Upstairs you will find three double bedrooms on the first floor. Externally the property is set back with a little front garden, whilst to the rear is a low maintenance garden, mainly laid to lawn and patio, with rear access.

A lovely first time buy or investment close to the train station, this property is bound to go quickly, so call sole agents Miles and Barr today to arrange your internal viewing!!!

DESCRIPTION

- Entrance
- Lounge 13'04 x 9'11 (4.06m x 3.02m)
- Dining Room 11'04 x 10'08 (3.45m x 3.25m)
- Kitchen 8'10 x 6'10 (2.69m x 2.08m)
- Bathroom 6'02 x 5'03 (1.88m x 1.60m)
- First Floor
- Bedroom One 11'04 x 8'03 (3.45m x 2.51m)
- Bedroom Two 13' x 11'01 (3.96m x 3.38m)
- Bedroom Three 8'10 x 6'10 (2.69m x 2.08m)
- External
- Rear Garden

