



# TMS

## ESTATE AGENTS



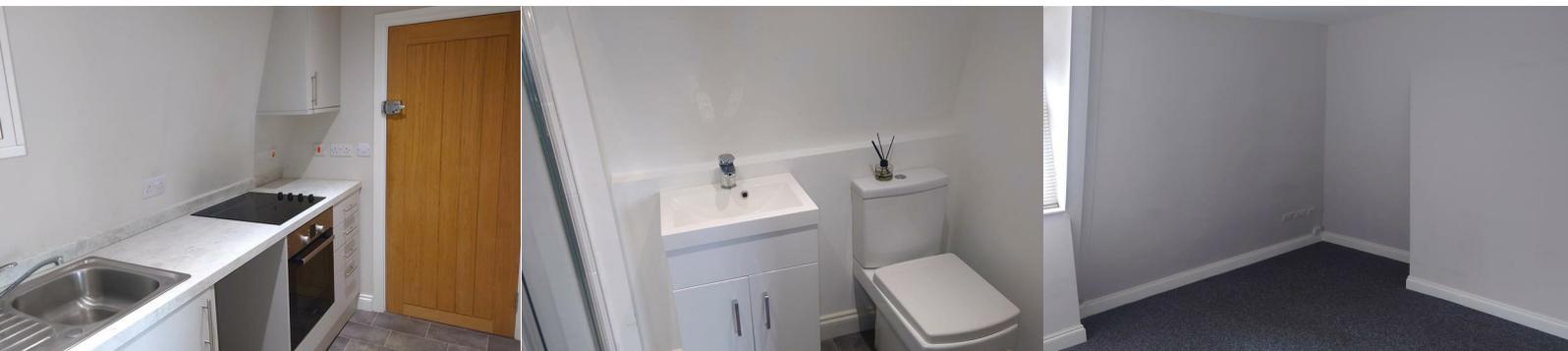
### Flat 9 Monkton House, Ramsgate, CT11 9UA

**£675 Per Month**



- AVAILABLE IMMEDIATELY
- CENTRAL RAMSGATE
- UNFURNISHED
- ELECTRIC HEATING
- IDEAL SINGLE PERSON

- 1 BEDROOM FLAT
- UNALLOCATED PARKING FOR 1 CAR
- NO PETS & NO SMOKING
- INTEGRATED OVEN
- EPC - E / COUNCIL TAX - A



**1 BEDROOM 2ND FLOOR FLAT ~ CENTRAL RAMSGATE ~ AVAILABLE IMMEDIATELY**

The property has an open plan living and kitchen area, bedroom, and modern shower room. The kitchen area has an integrated double oven and space for a fridge and washing machine, externally there is unallocated parking for 1 car.

The property is situated in central Ramsgate, where there is easy access to the High Street with its local shops high street chains. The vibrant and historical Royal Harbour offers many restaurants, cafes and bars and you will find further independent retailers in The Arches.

Commuting to London is easy as Ramsgate Mainline Station is only a short walk and offers fast links to London Kings Cross / St Pancras.

Benefitting from electric heating and double glazing, the property is offered unfurnished and available from the middle of February 2026, this lovely apartment is suitable for a single person, no smokers and pets are not allowed.

The property is unfurnished and a long term let. and best suited for 1 tenant. Under the terms of the lease, this property is not suitable for pets.

Council Tax Band - A / EPC - E / Deposit is 5 weeks rent £778.84 / holding deposit £155.76

For broadband speeds and phone coverage. please check through checker.ofcom.org.uk

APPLICANTS WILL BE REQUIRED TO SHOW A MINIMUM TOTAL INCOME OF £20,250 PER ANNUM TO SHOW AFFORDABILITY FOR THIS PROPERTY AND GUARANTORS WILL BE REQUIRED TO SHOW A MINIMUM TOTAL INCOME OF £24,300.

Call TMS ESTATE AGENTS today to book your viewing, we are available 7 days a week.

**COMMUNAL ENTRANCE HALL APARTMENT**

**KITCHEN 9'5" x 4'11" (2.88 x 1.52)**  
Entrance door to kitchen, modern fitted kitchen units with integrated electric oven and hob, space for fridge and washing machine, single drainer stainless steel sink, open to lounge

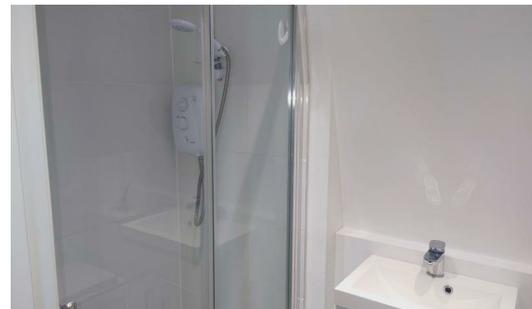
**LOUNGE 11'10" x 10'5" (3.62 x 3.18)**  
Double glazed window to rear, fitted carpet, spot lights, electric heater.

**BATHROOM**

**BEDROOM 9'7" x 6'5" (2.94 x 1.96)**  
Velux double glazed window, fitted carpet, electric heater.

**EXTERNAL**

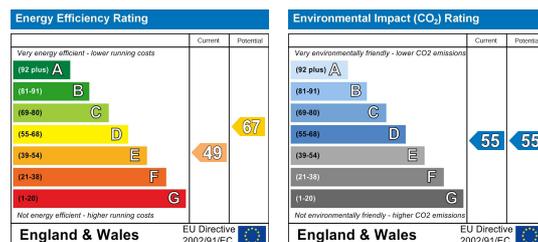
Parking Space



**Area Map**



**Energy Efficiency Graph**



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