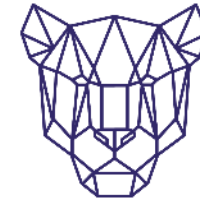
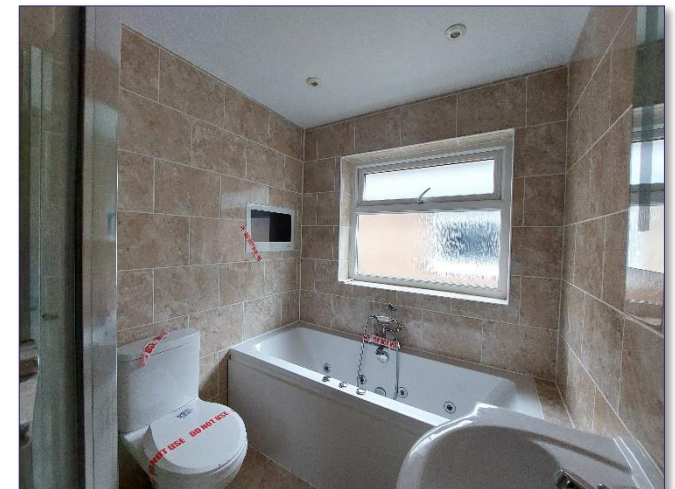


63 Canterbury Road East,
Ramsgate, Kent, CT11 0LA

£530,000



PANTERA
PROPERTY



63 Canterbury Road East, Ramsgate, Kent,
CT11 0LA

£530,000

- Room to improve
- Vacant Possession
- Two reception rooms
- No Onwards Chain
- 1,673 sq. ft
- Off street parking for numerous cars

Contacts:

To enquire about this property or for further information, please get in touch with:

Amy White

0330 118 6610

amy@panteraproperty.com

Misrepresentation Act; 1. Pantera Property Limited on it's own behalf of the vendor/lessor of this property whose agent Pantera Property Limited is, gives notice that: (a) these particulars do not constitute in whole or in part an offer or contract for sale or lease; (b) none of statements contained in these particulars as to the property are to be relied on as statements or representations of fact; and (c) the vendor/lessor does not make or give I, and neither Pantera Property Limited nor any of its members or any person in its employment has any authority to make or give, any representation or warranty whatsoever in relation to the property. The only representations, warranties, undertakings and contractual obligations to be given or undertaken by the vendor/lessor are those contained and expressly referred to in the written contract for sale or agreement for lease between the vendor/lessor and a purchase or tenant. 2. Prospective purchasers or tenants are strongly advised to: (a) satisfy themselves as to the correctness of each statement contained in these particulars: (b) inspect the property and the neighbouring area; (c) ensure that any interns expressed to be included are available and in working order: (d) arrange a full structural (and where appropriate environmental) survey of the property; and (e) carry out all necessary searches and enquiries. Pantera Property is the trading name of Pantera Property Limited, October 2022.

On The Instructions of the
Trustees in Bankruptcy

DESCRIPTION

Pantera Property offer to the market a six-bedroom detached house, providing a generous driveway for numerous cars and a rear garden.

The property itself, is very spacious offering lots of storage space and large room sizes.

The property requires modernisation, presenting lots of potential to improve.



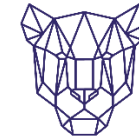
LOCATION

The property is easily accessible to Ashford, Canterbury, Maidstone and further. The property is very close to farmland but also to Pegwell Bay coast, plenty to do for all the family. Local schools include, Chilton, Ellington Primary, Christchurch as well as Sir Roger Manwood's, Sandwich School of Technology and Chatham and Clarendon House.

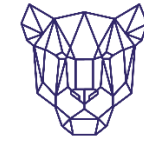
VIEWINGS

Please call Amy at Pantera Property for viewing arrangements.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		82 B
69-80	C	74 c	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

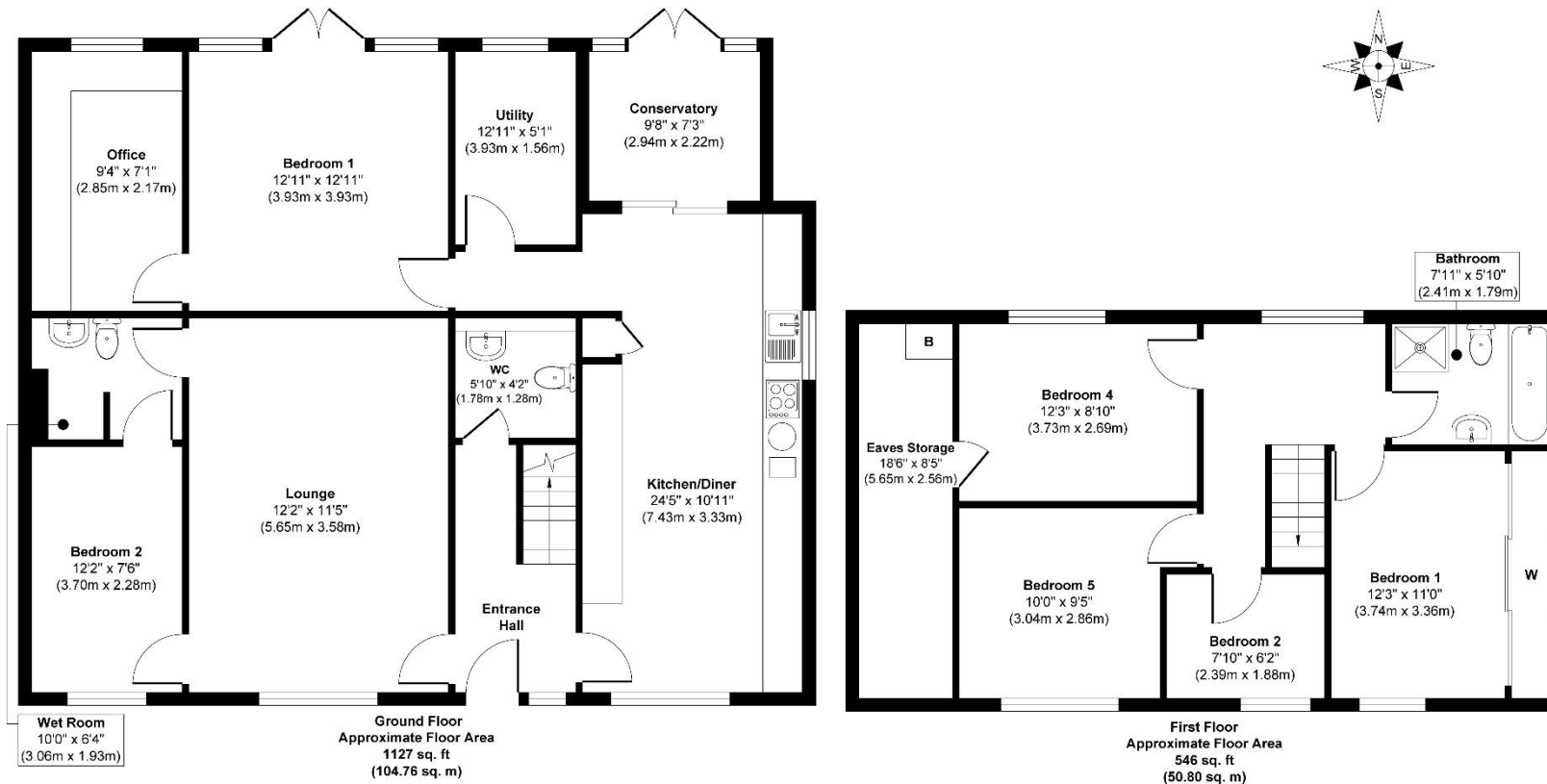
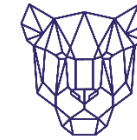


PANTERA
PROPERTY



PANTERA
PROPERTY





Approx. Gross Internal Floor Area 1673 sq. ft / 155.56 sq. m

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant.