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## Property brochure



THE COURTYARD MANSTON COURT  
ROAD  
RAMSGATE  
KENT  
CT12 5EY

Price: £560,000

4 Bedrooms

1 Reception

2 Bathrooms

1 Garage

EPC C

Tenure FREEHOLD  
Council Tax E



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### The Property

Amazing 4 bedroom barn conversion! This beautiful home is ready to move straight into and enjoy your lovely new surroundings! The house is in a semi rural location at Manston and is ideal for easy access to all the local towns and Westwood Cross shopping centre. The ground floor really has the wow factor with the large open plan living space making it superb for entertaining and for family life, and the bi-fold doors open out to the low maintenance garden really allowing the sun to flood through the house. Upstairs there are 4 double bedrooms, all with high vaulted ceilings giving a great feeling of space. The master bedroom has a large en-suite shower room, and a mezzanine level which could be used as an office or a walk in wardrobe. There is a large loft space here and there is also high level storage space in the second bedroom. Outside the house has a garage to the rear with a parking space and there are also 4 visitor parking spaces. It is understood there is fibre to the cabinet internet connection to the house. Call today to arrange your viewing!

### Location

Manston Court Road is a great semi rural location situated between all the Thanet towns, and being close to Westwood Cross shopping and leisure centre, as well as being perfect for easy access to the A299 dual carriageway leading to the M2 motorway.

### Accommodation

#### GROUND FLOOR:

Hallway

WC

Storage cupboard

Kitchen/living space: 26'3" (8.00m) x 24'7" (7.49m)

#### FIRST FLOOR:

Bedroom 1: 16'9" (5.11m) x 12'6" (3.81m)

En-suite shower room

Mezzanine level: 12'6" (3.81m) x 5'3" (1.60m)

Bedroom 2: 13'5" (4.09m) x 11'6" (3.51m)

Bedroom 3: 12'6" (3.81m) x 9'10" (3.00m)

Bedroom 4: 9'10" (3.00m) x 8'10" (2.69m)

Bathroom

#### OUTSIDE:

Lawned front garden. Fenced rear garden. Garage & parking space. Visitors parking space



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Oakwood homes is a trading name of Oakwood homes Estate Agents Ltd whose registered office is at Stockwell House, Cecil Square, Margate, Kent CT9 1BD



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### Key Features

- 4 bedroom barn conversion
- Excellent condition throughout
- Semi rural location
- Large open plan living space
- En-suite and mezzanine level to master bedroom
- Parking space and garage

### Need a mortgage..?

For impartial advice, why not talk to one of our qualified mortgage advisors?

0800 035 0353



Agent's Note: None of the appliances or services have been tested and prospective purchasers should satisfy themselves as to their condition. RAM0023320/20240327/KWDP

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