



**OVER 60?**  
Secure this property  
for up to **59% less!**

**Guide Price**  
**£230,000**

**Freehold**

2x 1x 1x

**Lorina Road, Ramsgate,  
Kent, CT12**

*Wards*  
Helping you move forwards



## Main features

- Ideal first time buy
- Gas central heated throughout
- Situated in a cul-de-sac
- Just a short distance from Ramsgate's main train station which has high speed links to London
- Well maintained throughout and benefiting from a generous sized lounge/diner

## Accommodation

### GROUND FLOOR

#### Entrance Hallway

Kitchen : 8'4 x 8'3 (2.54m x 2.52m)

Lounge/Diner : (L-shaped) 22'4 x 13'6 (6.81m x 4.12m) plus 9'8 x 8'4 (2.95m x 2.54m)

### FIRST FLOOR

#### Landing

Bedroom 1: 13'6 x 10'7 (4.12m x 3.23m)

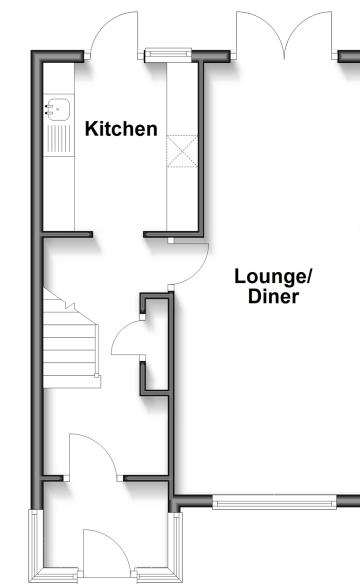
Bedroom 2: 17'3 x 8'5 (5.26m x 2.57m)

#### Shower Room

### OUTSIDE

#### Garden to Front and Rear

**Ground Floor**  
Approx. 37.9 sq. metres (407.5 sq. feet)



**First Floor**  
Approx. 35.3 sq. metres (379.5 sq. feet)



Call Ramsgate - 01843 580314 ■ [wardsofkent.co.uk](http://wardsofkent.co.uk)

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 50% less, by purchasing a Lifetime Lease.



CURRENT:  
C(71)

POTENTIAL:  
C(77)



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