



Oakland Court, Cliffsend
Offers In The Region Of £625,000

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Welcome to this stunning detached family home located in the desirable area of Oakland Court, Ramsgate. This beautifully presented property boasts an impressive five bedrooms, making it an ideal choice for families seeking ample space and comfort. With three generous reception rooms, there is plenty of room for relaxation and entertaining, ensuring that family gatherings and social events can be enjoyed to the fullest.

The house features four well-appointed bathrooms, providing convenience and privacy for all members of the household. The thoughtful design and layout of the property create a harmonious living environment, perfect for modern family life.

One of the standout features of this home is the parking capacity, accommodating up to four vehicles, which is a rare find in this area. This added convenience is sure to appeal to families with multiple cars or those who enjoy hosting guests.

Situated just a stone's throw away from the beautiful beaches of Pegwell, residents can easily indulge in seaside strolls and enjoy the coastal lifestyle. Additionally, the property benefits from high-speed train links nearby, making commuting to London and other major cities a breeze. For those who prefer to drive, easy access to the A299 Thanet Way ensures that you are well-connected to the surrounding areas.

In summary, this family-sized house in Oakland Court offers a perfect blend of space, style, and location. With its impressive features and proximity to local amenities, it presents an exceptional opportunity for those looking to settle in a vibrant coastal community. Do not miss the chance to make this wonderful property your new home.

Call TMS to arrange your viewing today. Available 7 days a week!



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Entrance Hall	7'6" x 12'9" (2.30 x 3.90)
Cloakroom	4'3" x 7'6" (1.32 x 2.29)
Lounge	13'9" x 18'8" (4.21 x 5.70)
Dining Room	13'9" x 12'10" (4.21 x 3.92)
Office	7'6" x 9'9" (2.30 x 2.99)
Kitchen/Breakfast Room	10'0" x 16'2" (3.07 x 4.94)
Utility Room	6'2" x 7'5" (1.90 x 2.27)
WC	3'1" x 6'3" (0.95 x 1.92)
Garage	16'3" x 18'1" (4.96 x 5.53)

FIRST FLOOR

Main Bedroom	17'6" x 9'10" (5.35 x 3.02)
Ensuite	6'7" x 13'0" (2.01 x 3.98)
Bedroom Two	10'9" x 15'4" (3.28 x 4.68)
Storage	5'6" x 5'3" (1.69 x 1.61)
Bedroom Three	9'0" x 13'0" (2.76 x 3.98)
Bedroom Four	14'0" x 8'11" (4.28 x 2.74)
Bedroom Five	6'9" x 9'10" (2.08 x 3.02)
Bathroom	8'9" x 12'0" (2.69 x 3.66)

Identification Checks

Should a purchaser(s) have an offer accepted on a property marketed by TMS Estate Agents, they will need to undertake an identification check. This is done to meet our obligation under Anti Money Laundering Regulations (AML) and is a legal requirement. We use a specialist third party service to verify your identity. The cost of these checks is £50 plus. VAT or £60 inc. VAT per purchaser, which is paid in advance, when an offer is agreed and prior to a sales memorandum being issued. This charge is non-refundable under any circumstances.

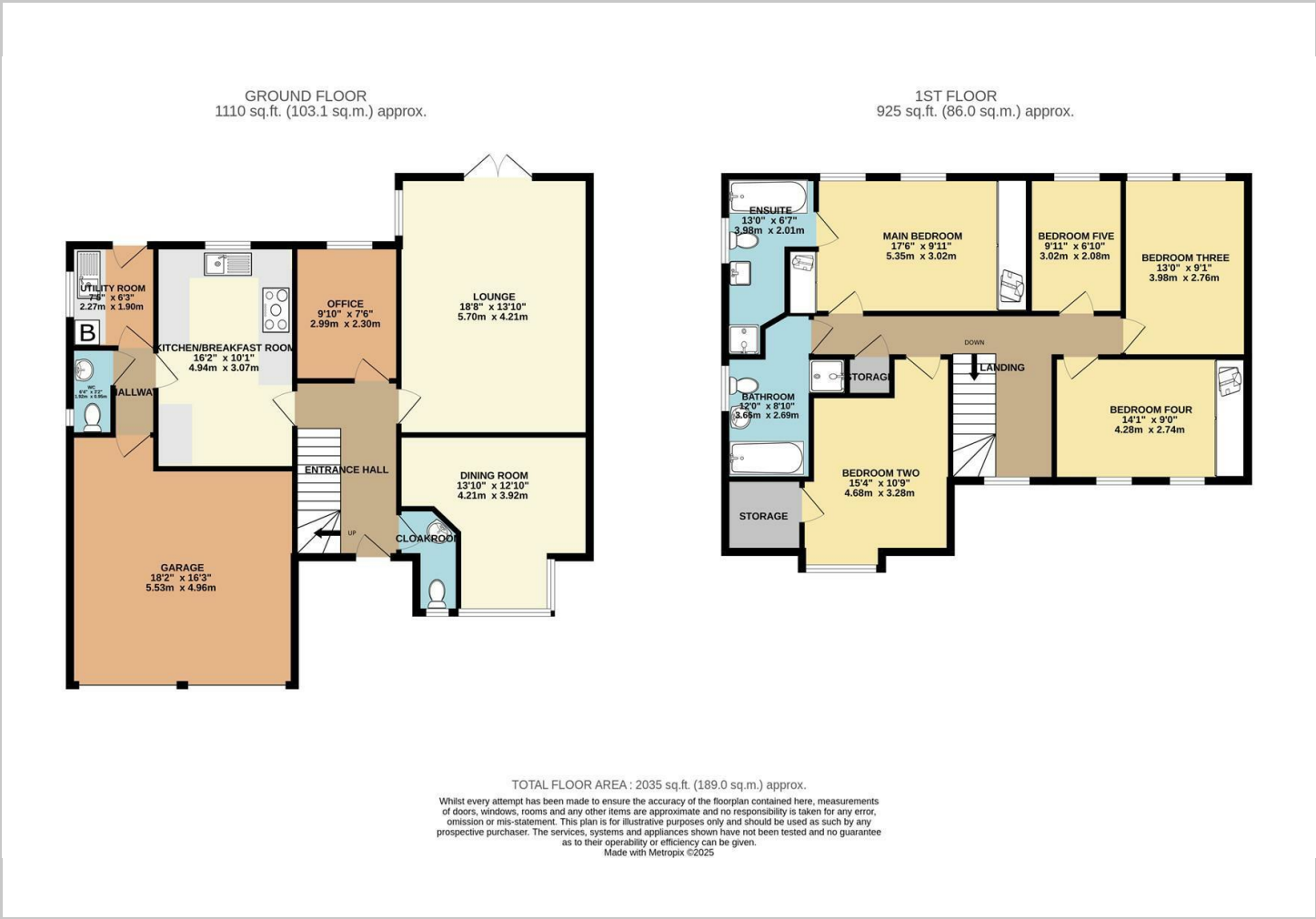


- SUBSTANTIAL DETACHED FAMILY HOME
- MODERN FITTED KITCHEN/BREAKFAST ROOM
- DOUBLE INTEGRAL GARAGE
- SHORT DISTANCE FROM PEGWELL BAY
- CLOSE TO THANET PARKWAYS TRAIN STATION
- FIVE BEDROOMS
- OFFICE SPACE
- QUIET LOCATION
- EASY ACCESS TO A299 THANET WAY
- COUNCIL TAX BAND F





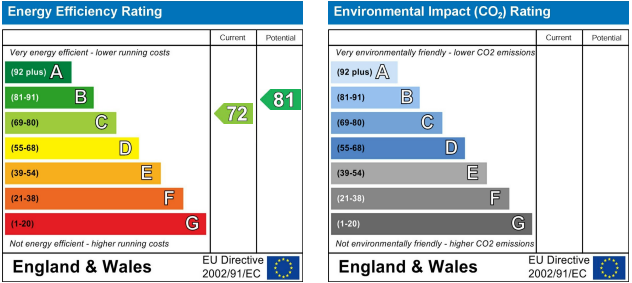
Floor Plans



Location Map



Energy Performance Graph



Viewing

Please contact our TMS ESTATE AGENTS Office on 01843 866055 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.